

APN: 1318-10-315-006

Affix R.P.T.T. \$ Exempt NRS 375.00 (7)

WHEN RECORDED MAIL TO and MAIL TAX STATEMENTS TO:

Janice E. Cassidy
21 Moonlight #23
Irvine, CA 92603

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That In consideration of \$10.00 and other valuable consideration, the receipt of which is hereby acknowledged,

Janice E. Cassidy, an unmarried woman

Do(es) hereby Grant, Bargain, Sell and Convey to

Janice E. Cassidy, Trustee of the Janice Cassidy Trust, dated May 13, 1998 and any amendments thereto

all that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

LOT 18, AS SHOWN ON THE MAP OF ZEPHYR HEIGHTS SUBDIVISION, ADDITION NO. 3, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON OCTOBER 5, 1953, AS DOCUMENT NO. 9224.

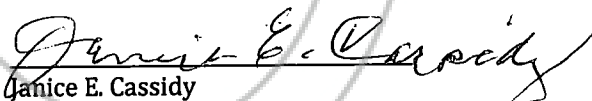
COMMONLY KNOWN AS: 637 Lookout Road, Zephyr Cove, NV 89448

- Subject to:
1. Taxes for the current fiscal year, paid current.
 2. Conditions, covenants, restrictions, reservations, rights, rights of way and Easements now of record, if any.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Witness my/our hand(s) on February 8th, 2024

Grantor(s)


Janice E. Cassidy

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

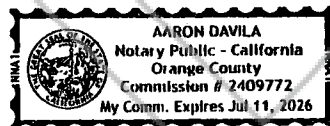
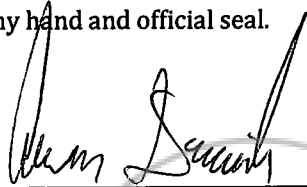
STATE OF CALIFORNIA)
COUNTY OF ORANGE)SS

On February 8th, 2024, before me, Aaron Davila, Notary Public, personally appeared Janice E. Cassidy, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature



(seal)

Mail Tax Statements To: SAME AS ABOVE

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 1318-10-315-006
 b. _____
 c. _____
 d. _____

2. Type of Property:
 a. Vacant Land b. Single Fam. Res.
 c. Condo/Twnhse d. 2-4 Plex
 e. Apt. Bldg f. Comm'l/Ind'l
 g. Agricultural h. Mobile Home
 Other

FOR RECORDERS OPTIONAL USE ONLY
 Book _____ Page: _____
 Date of Recording: _____
 Notes: Trust Verified BC

- 3.a. Total Value/Sales Price of Property \$ 0.00
 b. Deed in Lieu of Foreclosure Only (value of property (0.00))
 c. Transfer Tax Value: \$ 0.00
 d. Real Property Transfer Tax Due \$ 0.00

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption per NRS 375.090, Section 7
 b. Explain Reason for Exemption: transfer without consideration to or from a trust

5. Partial Interest: Percentage being transferred: 100 %
 The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature Janice E. Cassidy Capacity: Grantor
 Signature Janice E. Cassidy Capacity: Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Janice E. Cassidy
 Address: 21 Moonlight, #23
 City: Irvine
 State: CA Zip: 92603

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Janice Cassidy Trust
 Address: 21 Moonlight, #23
 City: Irvine
 State: CA Zip: 92603

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)
 Print Name: Jim L. Davis
 Address: 1945 Palo Verde Ave. Ste 101
 City: Long Beach

Escrow # N/A
 State: CA Zip: 90815