

APN/Parcel ID(s): 1320-30-820-017

Order No.: TTR2400411-RT

**WHEN RECORDED MAIL TO and MAIL
TAX STATEMENTS TO:**

Joseph W. Campbell and Martha T.
Campbell, Trustees of the Smokin'C Family
Trust 2015
1044 Aspen Grove Cir
Minden, NV 89423

SPACE ABOVE THIS LINE FOR RECORDER'S USE

GRANT, BARGAIN AND SALE DEED

R.P.T.T \$1,907.10

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

**Brad Smith and Linda L. Smith, Trustees of the Brad and Linda L. Smith Revocable
Trust dated October 2, 1996,**

do(es) hereby GRANT, BARGAIN AND SELL to

**Joseph W. Campbell and Martha T. Campbell, Trustees of the Smokin'C Family
Trust 2015**

the real property situated in the County of Douglas, State of Nevada, described as follows:

FOR LEGAL DESCRIPTION OF THE REAL PROPERTY, SEE EXHIBIT "A"
ATTACHED HERETO AND MADE A PART HEREOF.

Subject to:

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of way and Easements now of record.

Together with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any revisions, remainders, rents, issues or profits thereof.

**SIGNATURE AND NOTARY ACKNOWLEDGMENT FOR
GRANT BARGAIN SALE DEED**

Dated: 4-8-24

Brad Smith and Linda L. Smith, Trustees of the Brad and Linda L. Smith Revocable Trust
dated October 2, 1996

BY: [Signature]
Brad Smith, Trustee

BY: [Signature]
Linda L. Smith, Trustee

State of NEVADA

County of DOUGLAS

This instrument was acknowledged before me on this 8th day of April,
2024, by
Brad Smith and Linda L. Smith

[Signature]
Notary Public

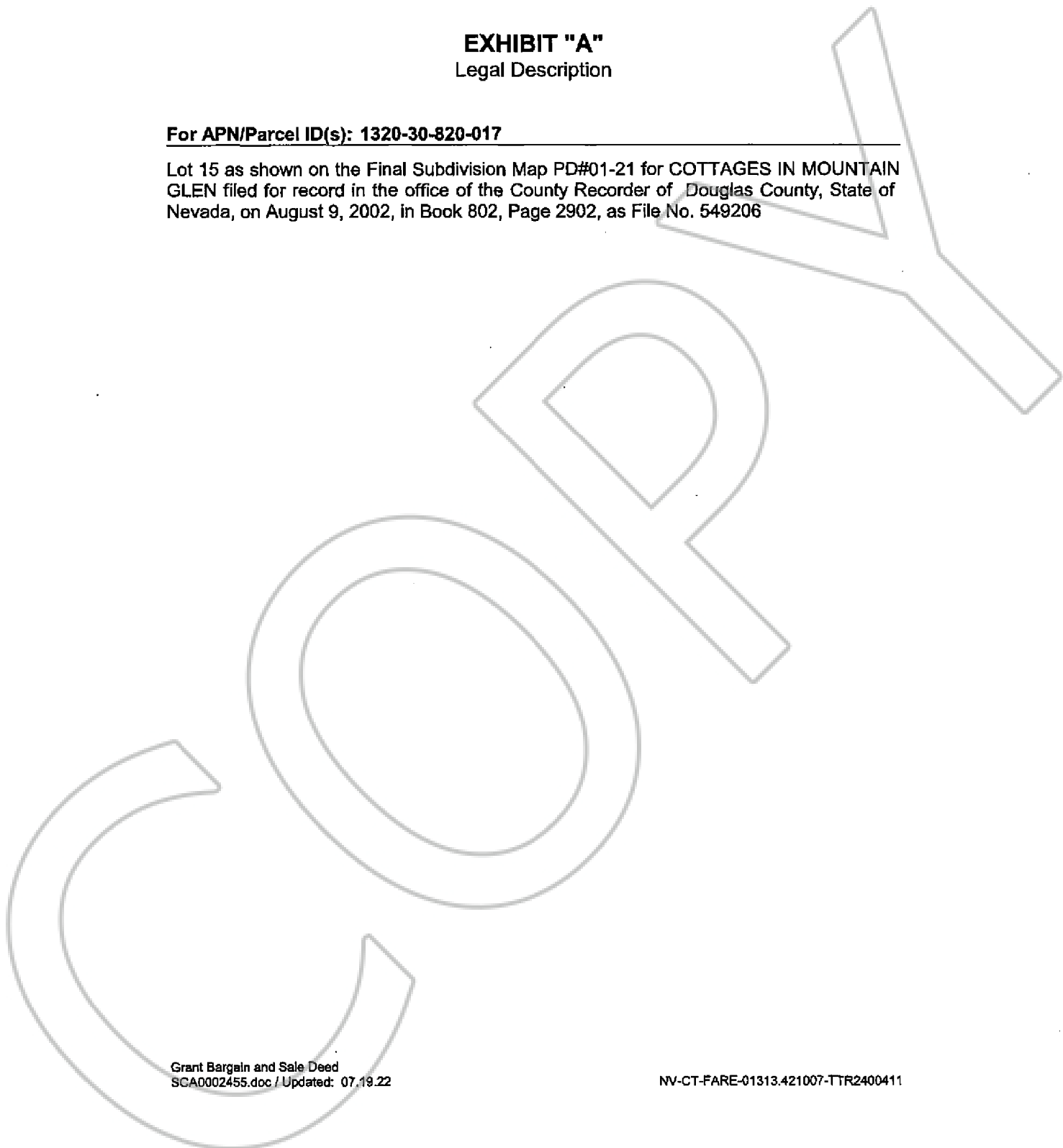
[SEAL]



EXHIBIT "A"
Legal Description

For APN/Parcel ID(s): 1320-30-820-017

Lot 15 as shown on the Final Subdivision Map PD#01-21 for COTTAGES IN MOUNTAIN GLEN filed for record in the office of the County Recorder of Douglas County, State of Nevada, on August 9, 2002, in Book 802, Page 2902, as File No. 549206



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor's Parcel Number(s)
 a. 1320-30-820-017
 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: _____	

3. a. Total Value/Sales Price of Property \$ 489,000.00
 b. Deed in Lieu of Foreclosure Only (value of property) (_____)
 c. Transfer Tax Value: \$ 489,000.00
 d. Real Property Transfer Tax Due \$ 1,907.10

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption per NRS 375.090, Section NONE
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: 100.00%
 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 [Signature] Capacity: Grantor
 Signature _____ Capacity: Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Brad Smith and Linda L. Smith, Trustees
 of the Brad and Linda L. Smith
 Revocable Trust dated October 2, 1996
 Address: 1565 Virginia Ranch Rd, Apt 41
 City: Gardnerville
 State: NV Zip: 89410

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Joseph W. Campbell and Martha T.
 Campbell, Trustees of the Smokin'C
 Family Trust 2015
 Address: 1044 Aspen Grove Cir
 City: Minden
 State: NV Zip: 89423-4467

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)
 Print Name: Ticor Title of Nevada, Inc. Escrow # TTR2400411
 Address: 1483 US Hwy 395 N, Suite B
 City: Gardnerville State: NV Zip: 89410