

A.P.N. 1319-03-811-016

When recorded mail to:

Jessica C. Prunty, Esq.
PRUNTY LAW, PC
111 W. Telegraph St., Suite 202
Carson City, NV 89703



00180759202410073790030038

SHAWNYNE GARREN, RECORDER

E07

Mail tax statements to:

Roger D. Jansen and Susan B. Jansen, Trustees
Dakota-Jackson Trust
P.O. Box 86
Genoa, Nevada 89411

The undersigned hereby affirms that this document, including exhibits, hereby submitted for recording does not contain the social security number of any person or persons. (Per NRS 239B.030)

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Roger D. Jansen and Susan B. Jansen, husband and wife as community property with rights of survivorship, in consideration of the sum of \$10.00, receipt of which is hereby acknowledged, do hereby grant, bargain, sell and convey to Roger D. Jansen and Susan B. Jansen, Trustees of the Dakota-Jackson Trust, dated April 11, 2024, all the real property situated in the County of Douglas, State of Nevada, commonly known as 2453 Clear Water Lane, Genoa, Nevada 89411, and more particularly described as:

PARCEL 1:

Lot 16, Block B, as said Lot and Block is set forth on The Final Map of GENOA LAKES PHASE 2, a Planned Unit Development Recorded June 2, 1994 in the official Records of Douglas County, Nevada, as Document No. 338683.

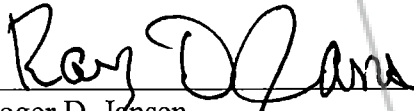
PARCEL 2:

That certain exclusive use and landscape easement described in Deed from Genoa Lakes Association Recorded December 1, 1995 in Book 1295 of Official Records, Page 72 Douglas County, Nevada as Document no. 376159.

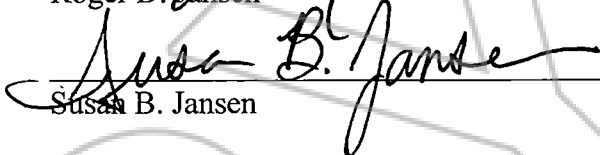
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TOGETHER WITH all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

WITNESS my hand this 11th day of April, 2024.



Roger D. Jansen

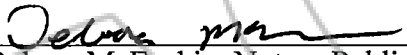


Susan B. Jansen

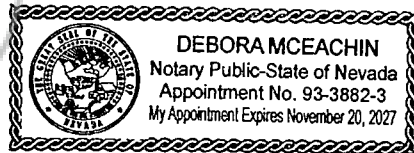
ACKNOWLEDGMENT

STATE OF NEVADA)
)ss.
CARSON CITY)

On this 11th day of April, 2024, personally appeared before me, a Notary Public, Roger D. Jansen and Susan B. Jansen, personally known (or proved) to me to be the persons whose names are subscribed to the above instrument and who acknowledged to me that they executed the above instrument.



Debora McEachin, Notary Public



STATE OF NEVADA
DECLARATION OF VALUE

FOR RECORDERS OPTIONAL USE ONLY
 BOOK _____ PAGE _____
 DATE OF RECORDING: 5/3/24 Jantsen
 NOTES: _____

1. Assessor Parcel Number(s)
 a) 1319-03-811-016
 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
 i) Other _____

3. Total Value/Sales Price of Property: \$ \$0.00
 Deed in Lieu of Foreclosure Only (value of property) (\$0.00)
 Transfer Tax Value: \$ \$0.00
 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 of title to or from a trust without consideration

5. Partial Interest: Percentage being transferred: 100.0 %

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 Roger D. Jansen Capacity Grantors/Grantees

Signature Susan B. Jansen Capacity Grantors/Grantees

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Roger D. Jansen and Susan B. Jansen
 Address: P.O. Box 86
 City: Genoa
 State: Nevada Zip: 89411

Print Name: Roger D. Jansen and Susan B. Jansen, Trustees
 Address: P.O. Box 86
 City: Genoa
 State: Nevada Zip: 89411

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Prunty Law, PC Escrow # _____
 Address: 111 W. Telegraph St., Ste. 202
 City: Carson City State: Nevada Zip: 89703

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)