



SHAWNYNE GARREN, RECORDER

E07

Assessor's Parcel No. 1220-10-811-013

After Recording Mail To:

J. Douglas Clark
Attorney at Law, Ltd.
510 W. Plumb Lane, Ste. B
Reno, Nevada 89509

GRANTEES' ADDRESS:

Susan E. Galan
1016 Riverview Drive
Gardnerville, Nevada 89460

Mail Future Tax Statements To:

Susan E. Galan
1016 Riverview Drive
Gardnerville, Nevada 89460

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

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made this 14th day of May, 2024, between and SUSAN E. GALAN, a single woman, as Grantor, and SUSAN E. GALAN, Trustee of the Susan E. Galan Trust, as Grantee.

WITNESSETH

That Grantor, in consideration of the sum of Ten Dollars (\$10.00), lawful money of the United States, and other good and valuable consideration to her in hand paid by the Grantee, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, and sell to the Grantee, and to her successors and assigns forever, all of her right, title and interest in that certain lot, piece or parcel of land situate, lying and being in Douglas County, State of Nevada, and more particularly described as follows:

Lot 81, as shown on the map of Gardnerville Ranchos Subdivision Unit No. 3, filed in the Office of the County Recorder of Douglas County, Nevada, on June 1, 1965, in Book 1 of Maps, as Documents NO. 28310, and amended title sheet recorded June 4, 1965, in Book 1 of Maps, as Document No. 28378, Official Records.

REFERENCE DOCUMENT: 2020-955318

TOGETHER WITH all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anyway appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, all and singular, the above-mentioned and described premises, together with the appurtenances, unto said Grantee, her successors and assigns, forever.

IN WITNESS WHEREOF, Grantor has executed these presents the day and year first above written.

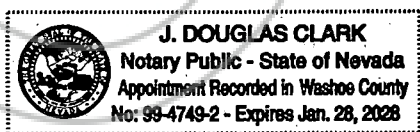
Susan E. Galan

SUSAN E. GALAN

STATE OF NEVADA)
 :ss
COUNTY OF WASHOE)

On May 14, 2024, before me, a notary public, personally appeared SUSAN E. GALAN, personally known to me or proved to me on the basis of satisfactory evidence, to be the person whose name is subscribed to the within instrument and acknowledged to me that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.



J. Douglas Clark

NOTARY PUBLIC

STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number(s)

- a) 1220-10-811-013
- 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 _____

FOR RECORDERS OPTIONAL USE ONLY	
Document/Instrument #:	_____
Book:	Page: _____
Date of Recording:	_____
Notes:	<i>Verified Trust</i>

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value: \$ Exempt
 Real Property Transfer Tax Due: \$ _____

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 7
- b. Explain Reason for Exemption: A transfer of title to or from a trust without consideration if a certificate of trust is presented at the time of transfer

5. Partial Interest: Percentage being transferred: _____ %

The undersigned Seller (Grantor)/Buyer (Grantee), 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 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 X Susan E Galan Capacity Grantor
 Signature X Susan E Galan Capacity Trustee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Susan E. Galan
 Address: 1016 Riverview Drive
 City: Gardnerville
 State: NV Zip: 89460

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Susan E. Galan, Trustee
 Address: 1016 Riverview Drive
 City: Gardnerville
 State: NV Zip: 89460

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

Print Name: J. Douglas Clark Escrow # _____
 Address: 510 W. Plumb Lane, Ste. B
 City: Reno State: NV Zip: 89509

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)