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SHAWNYNE GARREN, RECORDER E07

Natalia K. Vander Laan, Esq.

APN: 1320-33-310-039

Recording requested by:)
Roger and Mary Flores)
1481 Hanslope Way)
Gardnerville, NV 89410)

When recorded mail to:)
Roger and Mary Flores)
1481 Hanslope Way)
Gardnerville, NV 89410)

Mail tax statement to:)
Roger and Mary Flores)
1481 Hanslope Way)
Gardnerville, NV 89410)

RPTT: \$0.00 Exempt (7)
Exempt (7): A transfer of title to or from a trust, if the transfer is made without consideration.

GRANT, BARGAIN and SALE DEED

THIS INDENTURE WITNESSETH THAT:

ROGER LUIS FLORES and MARY ALICE FLORES, who took title as Roger L. Flores and Mary Alice Flores, Husband and Wife, as joint tenants,

For NO consideration, do hereby GRANT, BARGAIN and SELL to

ROGER LUIS FLORES and MARY ALICE FLORES, Trustees, or their successors in Trust, under the ROGER AND MARY FLORES REVOCABLE LIVING TRUST, dated June 20, 2024, and any amendments thereto.

ALL their interest in that real property situated in the county of Douglas, state of Nevada, more particularly described below, TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Legal Description:

See EXHIBIT "A" attached hereto and made a part hereof.

NOTE: The above legal description appeared previously in that certain GRANT, BARGAIN and SALE DEED recorded in the office of the County Recorder of Douglas County, Nevada, on December 12, 2014, as Document No. 2014-854387 of Official Records.

Subject to:

1. Taxes for the current fiscal year, paid current.
2. Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

Executed on June 20, 2024, in the county of Douglas, state of Nevada.



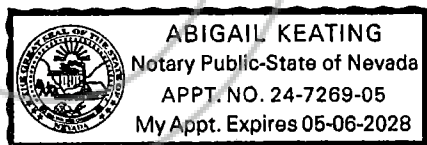
 ROGER LUIS FLORES




 MARY ALICE FLORES

STATE OF NEVADA)
): ss
 COUNTY OF DOUGLAS)

This instrument was acknowledged before me on this June 20, 2024, by ROGER LUIS FLORES and MARY ALICE FLORES.





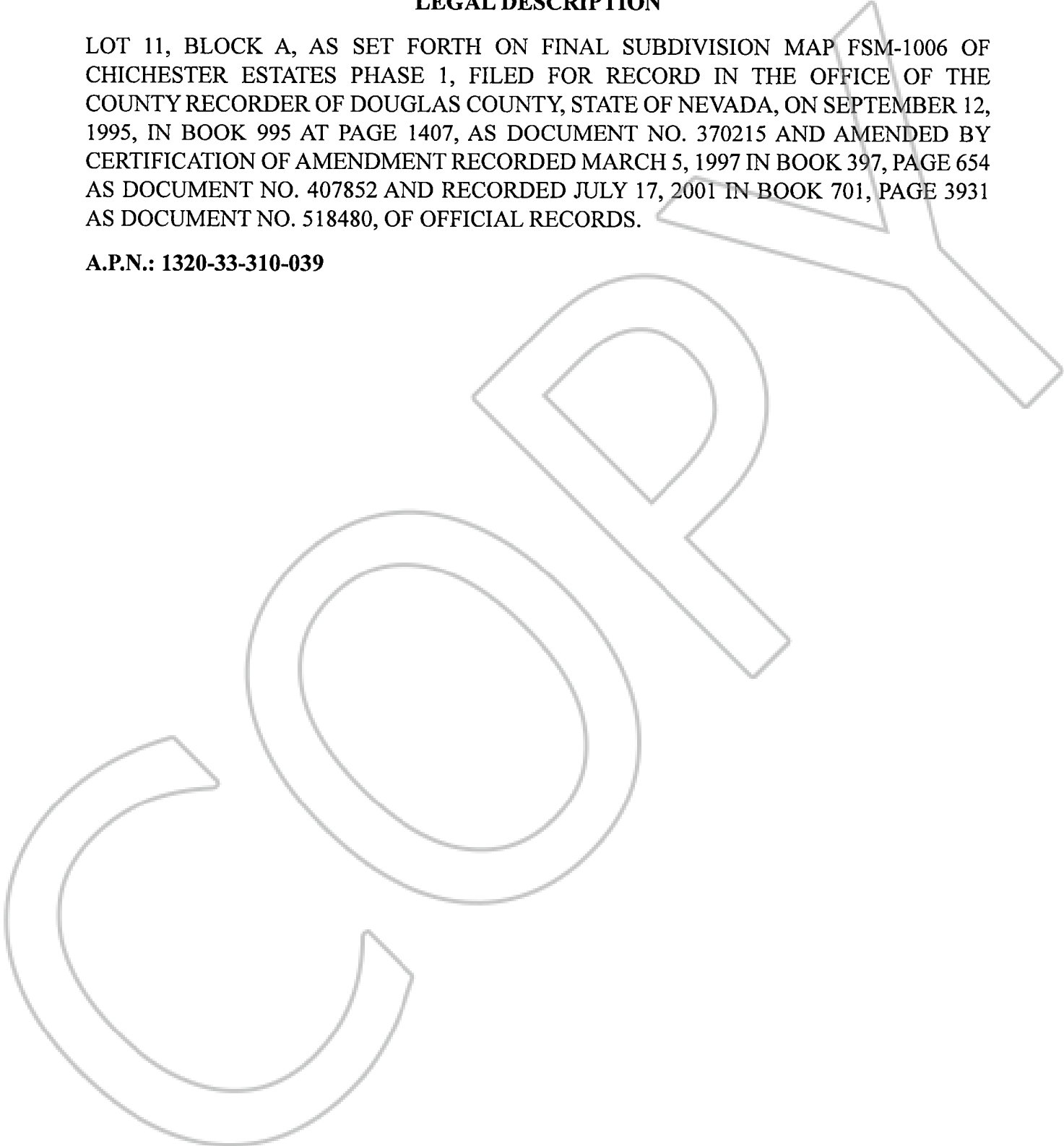
 NOTARY PUBLIC

EXHIBIT "A"

LEGAL DESCRIPTION

LOT 11, BLOCK A, AS SET FORTH ON FINAL SUBDIVISION MAP FSM-1006 OF CHICHESTER ESTATES PHASE 1, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON SEPTEMBER 12, 1995, IN BOOK 995 AT PAGE 1407, AS DOCUMENT NO. 370215 AND AMENDED BY CERTIFICATION OF AMENDMENT RECORDED MARCH 5, 1997 IN BOOK 397, PAGE 654 AS DOCUMENT NO. 407852 AND RECORDED JULY 17, 2001 IN BOOK 701, PAGE 3931 AS DOCUMENT NO. 518480, OF OFFICIAL RECORDS.

A.P.N.: 1320-33-310-039



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 1320-33-310-039
- 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 RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: <u>6/25/24</u>	
Notes: <u>Grant or 48</u>	

- 3. Total Value/Sales Price of Property \$ 0
- Deed in Lieu of Foreclosure Only (value of property) (0)
- Transfer Tax Value: \$ 0
- Real Property Transfer Tax Due \$ 0

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,
if the transfer is made without consideration.

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 Roger Flores Capacity Grantor/Grantee

Signature Mary Alice Flores Capacity Grantor/Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Roger and Mary Flores

Address: 1481 Hanslope Way

City: Gardnerville

State: NV Zip: 89410

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Roger and Mary Flores, Trustees

Address: 1481 Hanslope Way

City: Gardnerville

State: NV Zip: 89410

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

Print Name: _____ Escrow #: _____

Address: _____

City: _____ State: _____ Zip: _____