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SHAWNYNE GARREN, RECORDER E07

Natalia K. Vander Laan, Esq.

**APN: 1321-29-002-034**

**Recording requested by:** )  
Robert Eubank and Lynn Rasmussen )  
2299 Shootin Iron Court )  
Gardnerville, NV 89410 )

**When recorded mail to:** )  
Robert Eubank and Lynn Rasmussen )  
2299 Shootin Iron Court )  
Gardnerville, NV 89410 )

**Mail tax statement to:** )  
Robert Eubank and Lynn Rasmussen )  
2299 Shootin Iron Court )  
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:

ROBERT DWAYNE EUBANK and LYNN TRACY RASMUSSEN, who took title as Robert D. Eubank and Lynn Rasmussen, husband and wife as joint tenants with right of survivorship,

For NO consideration, do hereby Grant, Bargain, Sell, and Convey to:

ROBERT DWAYNE EUBANK and LYNN TRACY RASMUSSEN, Trustees, or their successors in Trust, under the ROBERT EUBANK AND LYNN RASMUSSEN REVOCABLE LIVING TRUST, dated July 30, 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, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

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Legal Description:

Lot 4 as set forth on Final Parcel Map #2 LDA 04-087 for The 1995 Gregory C. Lynn and Suzanne Towse Trust Agreement, dated May 16, 1995, filed in the office of the County Recorder of Douglas County, State of Nevada on July 10, 2007 in Book 0707, Page 3209, as Document No. 704856, Official Records.

**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 August 21, 2017, as Document No. 2017-902954 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 July 30, 2024, in the county of Douglas, state of Nevada.

  
 ROBERT DWAYNE EUBANK

  
 LYNN TRACY RASMUSSEN

STATE OF NEVADA        )  
   ): ss  
 COUNTY OF DOUGLAS    )

This instrument was acknowledged before me on this July 30, 2024, by ROBERT DWAYNE EUBANK and LYNN TRACY RASMUSSEN.

 JAMES D PIKE  
 NOTARY PUBLIC  
 STATE OF NEVADA  
 CARSON COUNTY  
 Appt. No. 04-92141-3  
 My Appt. Expires Dec. 30, 2027

  
 NOTARY PUBLIC

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 1321-29-002-034  
 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: _____	
Notes: <i>Verified Trust of</i>	

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 [Signature] Capacity Grantor/Grantee  
 Signature [Signature] Capacity Grantor/Grantee

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: Robert Eubank and Lynn Rasmussen  
 Address: 2299 Shootin Iron Court  
 City: Gardnerville  
 State: NV Zip: 89410

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: Robert Eubank and Lynn Rasmussen, Trustees  
 Address: 2299 Shootin Iron Court  
 City: Gardnerville  
 State: NV Zip: 89410

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**  
 Print Name: \_\_\_\_\_ Escrow #: \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_