

APN: 1220-22-410-088

**Recording Requested By
And When Recorded Mail To:**

Minden Lawyers, LLC
P.O. Box 2860
Minden, NV 89423

Mail Tax Statements to:

Nancy D. Lemburg
1453 Sally Lane
Gardnerville, NV 89460



SHAWNYNE GARREN, RECORDER E07

SPACE ABOVE THIS LINE RESERVED FOR RECORDER'S USE

Pursuant to NRS 239B.030, I, the undersigned, affirm that this document submitted for recording does not contain the social security number of any person or persons.

The undersigned grantor declares documentary transfer tax is: \$0.00

GRANT, BARGAIN, AND SALE DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Nancy D. Lemburg, an unmarried woman ("Grantor"), does hereby GRANT, BARGAIN, SELL, and CONVEY to Nancy D. Lemburg, Trustee of The Nancy D. Lemburg Revocable Trust dated October 27, 2004, all of her right, title and interest in that certain real property located at 1453 Sally Lane, Gardnerville, Nevada 89460, situate in the County of Douglas, State of Nevada, more particularly described as follows:

Lot 865 as shown on the map of Gardnerville Ranchos Unity No. 7 filed for record in the office of the County Recorder of Douglas County, Nevada, on March 27, 1974, in Book 374, Page 676 as File No. 72456.

Together with an easement for surface drainage over Lot 886, as shown in Easement Deed recorded February 17, 1988, in Book 288, page 2283, as Document No. 172684.

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

Pursuant to NRS §111.312, this legal description was previously recorded on May 15, 2017, in the Official Records of Douglas County as Document No. 2017-898676.

DATED this 28 day of August 2024.

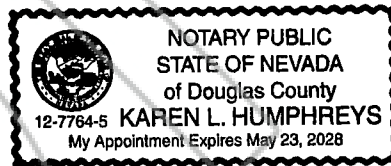
By: *Nancy D. Lemburg*
Nancy D. Lemburg

STATE OF NEVADA)
) ss:
COUNTY OF DOUGLAS)

On the 28th day of August 2024, before me, a Notary Public personally appeared Nancy D. Lemburg 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 she executed the same in her authorized capacity, and that by her signature on the instrument the person or entities upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Karen L. Humphreys
Notary Public



STATE OF NEVADA
DECLARATION OF VALUE

FOR RECORDERS OPTIONAL USE ONLY
 BOOK _____ PAGE _____
 DATE OF RECORDING: _____
 NOTES: *Verified Trust of*

1. Assessor Parcel Number(s)
 a) 1220-22-410-088
 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: \$ _____
 Deed in Lieu of Foreclosure Only (value of property) (_____
 Transfer Tax Value: \$ _____
 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: A transfer to a trust without consideration when a certificate of trust is presented at the time of transfer

5. Partial Interest: Percentage being transferred: _____ %

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 Nancy D. Lemburg Capacity Individual

Signature Nancy D. Lemburg Capacity Trustee

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

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

Print Name: Nancy D. Lemburg
 Address: 1453 Sally Lane
 City: Gardnerville
 State: NV Zip: 89460

Print Name: Nancy D. Lemburg, Trustee
 Address: 1453 Sally Lane
 City: Gardnerville
 State: NV Zip: 89460

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Minden Lawyers LLC Escrow # _____
 Address: 1664 Hwy 395 N, Suite 105
 City: Minden State: NV Zip: 89423

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