

DOUGLAS COUNTY, NV

2024-1011737

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=3

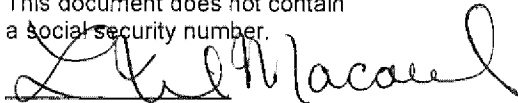
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MACAULEY LAW GROUP, P.C.

SHAWNYNE GARREN, RECORDER

E07

This document does not contain
a social security number.


Laury Macauley

APN: 1320-30-112-018

WHEN RECORDED MAIL TO:
Macauley Law Group, P.C.
5470 Kietzke Lane, Suite 300
Reno, NV 89511

MAIL TAX STATEMENTS TO:
Nancy Jo Thompson, Trustee
1761 Heather Circle
Minden, NV 89423

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 WITNESS that:

NANCY J. THOMPSON, an unmarried woman,

(hereinafter called GRANTOR(S)) for NO consideration, do hereby GRANT, BARGAIN, SALE and CONVEY to:

NANCY JO THOMPSON, TRUSTEE OF THE NJ THOMPSON LIVING TRUST dated July 15, 2024, and any amendments thereto,

(hereinafter called GRANTEE(S)) all that real property situated in the County of Douglas, State of Nevada, bounded and described in Exhibit "A," attached hereto and incorporated herein, together with all and singular hereditament and appurtenances thereunto belonging or in any way appertaining to, and any revisions, remainders, rents, issues or profits thereof.

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.

In Witness Whereof, I/We have hereunto set my hand/our hands on the 15 day of July, 2024.

Nancy J. Thompson
NANCY J. THOMPSON

STATE OF NEVADA)
)
COUNTY OF WASHOE)

On this 15th day of July, 2024, personally appeared before me, a Notary Public, NANCY J. THOMPSON, personally known to me OR proved to me on the basis of satisfactory evidence to be the person(s) described in and who executed the foregoing instrument in the capacity set forth therein, who acknowledged to me that they executed the same freely and voluntarily and for the uses and purposes therein mentioned. Witness my hand and official seal.

Fran A. Maycock
Notary Public
My commission expires: 10-19-2026



EXHIBIT "A"

Legal Description:

All that certain real property situated in the County of Douglas, State of Nevada, described as follows:

Unit 18, as set forth on the Final Map of WESTWOOD PARK NO. III, a Planned Unit Development, filed for record in the Office of the County Recorder of Douglas County, State of Nevada, on November 29, 1989, in Book 1189, in Page 3658, as Document No. 215633.

TOGETHER WITH an undivided 1/18th interest in and to the common area lying within the interior lines as set forth on Final Map of WESTWOOD PARK NO. III, a Planned Unit Development, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on November 29, 1989, in Book 1189, in Page 3658, as Document no. 215633.

APN: 1320-30-112-018

(This legal description was contained in a Grant, Bargain, Sale Deed recorded as Document No. 0699527 in the official records of the Douglas County Recorder on April 20, 2007.)

STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number (s)

- a) 1320-30-112-018
- 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: _____ (please specify)

FOR RECORDERS OPTIONAL USE ONLY	
Notes:	<u>Verified Trust</u>

3. Total Value/Sales Price of Property:

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 to revocable living trust 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 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 Agent/Attorney
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION BUYER (GRANTEE) INFORMATION

<p>(REQUIRED)</p> <p>Print Name: <u>Nancy Jo Thompson</u></p> <p>Address: <u>1761 Heather Circle</u></p> <p>City: <u>Minden</u></p> <p>State: <u>NV</u> Zip: <u>89423</u></p>	<p>(REQUIRED)</p> <p>Print Name: <u>Nancy Jo Thompson, Trustee</u></p> <p>Address: <u>1761 Heather Circle</u></p> <p>City: <u>Minden</u></p> <p>State: <u>NV</u> Zip: <u>89423</u></p>
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COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Laury M. Macauley, Esq. Escrow # N/A

Address: 5470 Kietzke Lane, Suite 300

City: Reno State: NV Zip: 89511

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)