

Document Transfer Tax - \$0 - #7
Assessor's Parcel No. 1320-07-801-046



WHEN RECORDED AND
MAIL TAX STATEMENTS TO:

SHAWNYNE GARREN, RECORDER E07

Randy S. Graham, Trustee
2974 Nevada Avenue
South Lake Tahoe, CA 96150

The grantor declare:
Documentary transfer tax is \$ -0-
 computed on full value of property conveyed,

GRANT, BARGAIN, AND SALE DEED

FOR NO CONSIDERATION,

RANDY GRAHAM, an unmarried man,

hereby grant(s) to


RANDY S. GRAHAM, Trustee of the RANDY S. GRAHAM REVOCABLE TRUST, dated
August 25, 2023,

The described real property situated in the County of Douglas, State of Nevada, described as
follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF

Together with all and singular the tenements, hereditaments and appurtenances thereunto
belonging or in anywise appertaining.

Dated: 8-8-2024


RANDY GRAHAM

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

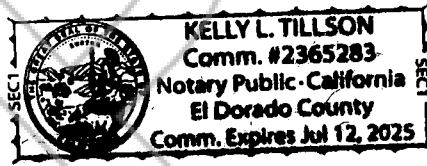
STATE OF CALIFORNIA
COUNTY OF EL DORADO

On August 8, 2024, before me, Kelly L Tillson, notary public, personally appeared RANDY GRAHAM, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Kelly L Tillson



Grant, Bargain and Sale Deed
APN: 1320-07-801-046

EXHIBIT "A"
LEGAL DESCRIPTION

A parcel of land located within a portion of Section 7, Township 13 North, Range 20 East, MDM, Douglas County, Nevada, beginning more particularly described as follows:

BEGINNING at the Southeast corning of Unit 2-1 as shown on Record of Survey #3 for Genoa General Storage recorded as Document # 2015-859264 of the Douglas County Recorder's Office, which bears N. 30°23'41" W., 271.81' from the Southeast corner of Lot 2 as shown on said Record of Survey;

thence N 89°53'00" W, 52.00';

thence N 00°07'00" E, 48.00';

thence S 89°53'00" E, 52.00';

thence S 00°07'00" W, 48.00' to the POINT OF BEGINNING.

Containing 2,496 square feet, more or less.

Basis of Bearing:

Easterly line of Parcel 4B as shown on the Parcel Map for Ronald F. Thaheld and Fred H. Thaheld, Recorded as Document #111959 of the Douglas County Recorder's Office.

(N. 00°07'00" E.).

PREPARED BY:

Richard E. Stein, P.L.S. # 16932
1038 NW 32nd Street
Corvallis, OR 97330
(541) 602-2879

Grant, Bargain and Sale Deed
APN: 1320-07-801-046

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) _____
 b) 132U-07-801-U4b
 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 Storage Unit

FOR RECORDERS OPTIONAL USE ONLY	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: <u>Verified - Trust of</u>	

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: Transfer to revocable trust without consideration

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 [Signature] Capacity Grantor
 Signature [Signature] Capacity Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Randy S. Graham
 Address: 2974 Nevada Avenue
 City: South Lake Tahoe
 State: CA Zip: 96150

Print Name: Randy S. Graham
 Address: 2974 Nevada Avenue
 City: South Lake Tahoe
 State: CA Zip: 96150

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Kelly L. Tillson, Esq. Escrow # _____
 Address: 589 Tahoe Keys Blvd., Ste E-4
 City: South Lake Tahoe State: CA Zip: 96150