

RECORDING REQUESTED BY
JOHN E. ECKERT & CARMEN
C. ECKERT
AND WHEN RECORDED MAIL TO

Name JOHN E. ECKERT and
Street CARMEN C. ECKERT
Address 729 Lilac Lane
City & State Glendora, CA 91740

MAIL TAX STATEMENTS TO
Name
Street
Address
City & State
SAME AS ABOVE

137376

EUREKA COUNTY, NEVADA
FILE NO. 137376
FEE \$500

BOOK 224
PAGE 255
RECORDED AT THE OFFICE OF
Mary E. Robutz
91 AUG-5 P4:33

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Trust Transfer Deed

TTD 879 1A

THIS FORM FURNISHED BY TRUSTORS SECURITY SERVICE

181619

Grant Deed (Excluded from Reappraisal Under Proposition 13, i.e., Calif. Const. Art 13A§1 et. seq.)

The undersigned Grantor(s) declare(s) under penalty of perjury that the following is true and correct:
THERE IS NO CONSIDERATION FOR THIS TRANSFER.

Documentary transfer tax is \$ -0-

☐ Computed on full value of property conveyed, or ☐ computed on full value less value of liens and encumbrances remaining at time of sale or transfer.

☐ There is no Documentary transfer tax due. (state reason and give Code § or Ordinance number)

☐ Unincorporated area: ☐ City of _____ and
This is a Trust Transfer under §62 of the Revenue and Taxation Code and Grantor(s) has (have) checked the applicable exclusion:

☒ Transfer to a revocable trust;

☐ Transfer to a short-term trust not exceeding 12 years with trustor holding the reversion;

☐ Transfer to a trust where the trustor or the trustor's spouse is the sole beneficiary;

☐ Change of trustee holding title;

☐ Transfer from trust to trustor or trustor's spouse where prior transfer to trust was excluded from reappraisal and for a valuable consideration, receipt of which is acknowledged.

☐ Other: _____

GRANTOR(S): JOHN E. ECKERT and CARMEN C. ECKERT
hereby GRANT(S) to JOHN E. ECKERT and CARMEN C. ECKERT, Trustees of the
ECKERT FAMILY LIVING TRUST UTD April 5, 1991

the following described real property in the

County of EUREKA

State of ~~California~~ Nevada

The Northwest quarter of the Southeast quarter of Section 7,
Township 29 North, Range 49 East, M.D.B.&M., as per
Government Survey.

RESERVING THEREFROM an easement of 30 feet along all boundaries
for ingress and egress, with power to dedicate.

SUBJECT TO: Covenants, conditions, restrictions, reservations,
easements, rights and/or rights of way of record.

APN 05-480-16

Dated April 5, 1991

State of California

County of Los Angeles

On April 5, 1991

before me, Mary E. Robutz

(here insert name and title of the officer),

personally appeared John E. Eckert & Carmen C. Eckert, personally known to me (or 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.

WITNESS my hand and official seal.

Signature

Mary E. Robutz

John E. Eckert
John E. Eckert

Carmen C. Eckert

Carmen C. Eckert
C. Eckert



OFFICIAL SEAL
MARY E. ROBUTZ
NOTARY PUBLIC, CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY
My Commission Exp. Oct. 15, 1993

(This area for official notarial seal)

Title Order No. _____

Escrow, Loan or Attorney File No. _____

MAIL TAX STATEMENTS AS DIRECTED ABOVE

Assessors Identification Number: 480

PARCEL 16

PAGE 480

MAP BOOK 5

BOOK 224 PAGE 255



County of ~~San Bernardino~~ EUREKA
PRELIMINARY CHANGE OF OWNERSHIP REPORT

(To be completed by transferee (buyer) prior to transfer of subject property
in accordance with Section 480.3 of the Revenue and Taxation Code.)

THIS REPORT IS NOT A PUBLIC DOCUMENT

FOR RECORDER'S USE ONLY

Seller/Transferor: John E. Eckert and Carmen C. Eckert
John E. Eckert and Carmen C. Eckert, Trustees
Buyer/Transferee: of the Eckert Family Living Trust UTD 4/5/91

Assessor's Parcel Number(s): 5 480 16

Property Address or Location: T29N, R49E Sec. 7 NW4SE4

Mail Tax Information To: Name John E. and Carmen C. Eckert
Address 729 Lilac Lane
Glendora, CA 91740

FOR ASSESSOR'S USE ONLY

Con _____

Adj _____

A Preliminary Change in Ownership Report must be filed with each conveyance in the County Recorder's office for the county where the property is located; this particular form may be used in all 58 counties of California.

The property which you acquired may be subject to a supplemental assessment in an amount to be determined by the San Bernardino County Assessor. For further information on your supplemental roll obligation, please call the San Bernardino County Assessor at (714) 387-8307. Eureka

PART I: TRANSFER INFORMATION

Please answer all questions.

- YES NO
- ☐ ☒ A. Is this transfer solely between husband and wife? (Addition of a spouse, death of a spouse, divorce settlement, etc.)
- ☐ ☒ B. Is this transaction only a correction of the name(s) of the person(s) holding title to the property? (For example, a name change upon marriage)
- ☐ ☒ C. Is this document recorded to create, terminate, or reconvey a lender's interest in the property?
- ☐ ☒ D. Is this transaction recorded only to create, terminate or reconvey a security interest (e.g., cosigner)?
- ☐ ☒ E. Is this document recorded to substitute a trustee under a deed of trust, mortgage, or other similar document?
- ☐ ☒ F. Did this transfer result in the creation of a joint tenancy in which the seller (transferor) remains as one of the joint tenants?
- ☐ ☒ G. Does this transfer return property to the person who created the joint tenancy (original transferor)?
- H. Is this transfer of property:
- ☒ ☐ 1. to a trust for the benefit of the grantor, or grantor's spouse?
- ☒ ☐ 2. to a trust revocable by the transferor?
- ☐ ☒ 3. to a trust from which the property reverts to the grantor within 12 years?
- ☐ ☒ I. If this property is subject to a lease, is the remaining lease term 35 years or more including written options?
- ☐ ☒ J. Is this a transfer from parents to children or from children to parents?
- ☐ ☒ K. Is this transaction to replace a principal residence located in _____ County by a person 55 years of age or older?

If you checked yes to "J" or "K," an applicable claim form must be filed with the County Assessor.
Please provide any other information that would help the Assessor to understand the nature of the transfer.

IF YOU HAVE ANSWERED "YES" TO ANY OF THE ABOVE QUESTIONS EXCEPT J or K, PLEASE SIGN AND DATE.
OTHERWISE COMPLETE BALANCE OF THE FORM.

PART II: OTHER TRANSFER INFORMATION

- A. Date of transfer if other than recording date _____
- B. Type of transfer. Please check appropriate box.
- ☐ Purchase ☐ Foreclosure ☐ Gift ☐ Trade or Exchange
- ☐ Contract of Sale - Date of Contract _____
- ☐ Inheritance - Date of Death _____
- ☐ Creation of a Lease ☐ Assignment of a Lease ☐ Termination of a Lease
- Date lease began _____
- Original term in years (including written options) _____
- Remaining term in years (including written options) _____
- C. Was only a partial interest in the property transferred? ☐ Yes ☐ No
- If yes, indicate the percentage transferred _____ %.

PRELIMINARY CHANGE OF OWNERSHIP REPORT

Please answer, to the best of your knowledge, all applicable questions, sign and date. If a question does not apply, indicate with "N/A."

PART III: PURCHASE PRICE AND TERMS OF SALE

A. CASH DOWN PAYMENT OR Value of Trade or Exchange (excluding closing cost) Amount \$ _____

B. FIRST DEED OF TRUST @ _____ % interest for _____ years. Pymts./Mo. = \$ _____ (Prin. & Int. only) Amount \$ _____

☐ FHA (exclude MIP) ☐ Fixed Rate ☐ New Loan

☐ Conventional ☐ Variable Rate ☐ Assumed Existing Loan Balance

☐ VA ☐ All Inclusive D.T. (\$ _____ Wrapped) ☐ Bank or Savings & Loan

☐ Cal-Vet ☐ Loan Carried by Seller ☐ Finance Company

Balloon Payment ☐ Yes ☐ No Due Date _____ Amount \$ _____

C. SECOND DEED OF TRUST @ _____ % interest for _____ years. Pymts./Mo. = \$ _____ (Prin. & Int. only) Amount \$ _____

☐ Bank or Savings & Loan ☐ Fixed Rate ☐ New Loan

☐ Loan Carried by Seller ☐ Variable Rate ☐ Assumed Existing Loan Balance

Balloon Payment ☐ Yes ☐ No Due Date _____ Amount \$ _____

D. OTHER FINANCING: Is other financing involved not covered in (b) or (c) above? ☐ Yes ☐ No Amount \$ _____

Type _____ @ _____ % interest for _____ years. Pymts./Mo. = \$ _____ (Prin. & Int. only)

☐ Bank or Savings & Loan ☐ Fixed Rate ☐ New Loan

☐ Loan Carried by Seller ☐ Variable Rate ☐ Assumed Existing Loan Balance

Balloon Payment ☐ Yes ☐ No Due Date _____ Amount \$ _____

E. IMPROVEMENT BOND ☐ Yes ☐ No Outstanding Balance: Amount \$ _____

F. TOTAL PURCHASE PRICE (or acquisition price, if traded or exchanged, include real estate commission if paid.)

Total Items: A through E \$ _____

G. PROPERTY WAS PURCHASED THROUGH A ☐ BROKER; ☐ DIRECT FROM SELLER; or ☐ OTHER (explain):

Please explain any special terms or financing and any other information that would help the Assessor understand the purchase price and terms of sale.

PART IV: PROPERTY INFORMATION

A. IS PERSONAL PROPERTY INCLUDED IN THE PURCHASE PRICE?
(other than a mobilehome subject to local property tax)? ☐ Yes ☐ No

If yes, enter the value of the personal property included in the purchase price \$ _____ (Attach itemized list of personal property.)

B. IS THIS PROPERTY INTENDED AS YOUR PRINCIPAL RESIDENCE? ☐ Yes ☐ No

If yes, enter date of occupancy _____ / _____ / 19____ or intended occupancy _____ / _____ / 19____

C. TYPE OF PROPERTY TRANSFERRED:

☐ Single-family residence ☐ Agricultural ☐ Timeshare

☐ Multiple-family residence (no. of units: _____) ☐ Co-op/Own-your-own ☐ Mobilehome

☐ Commercial/Industrial ☐ Condominium ☐ Unimproved lot

☐ Other (Description: _____)

D. DOES THE PROPERTY PRODUCE INCOME? ☐ Yes ☐ No

E. IF THE ANSWER TO QUESTION D IS YES, IS THE INCOME FROM:

☐ Lease/Rent ☐ Contract ☐ Mineral rights ☐ Other-Explain: _____

F. WHAT WAS THE CONDITION OF THE PROPERTY AT THE TIME OF SALE? ☐ Good ☐ Average ☐ Fair ☐ Poor

REMARKS: Enter here, or on an attached sheet, any other information that would assist the Assessor in determining value of the property such as the physical condition of the property, restrictions, etc.

I certify that the foregoing is true, correct and complete to the best of my knowledge and belief.

Signed Carmen C. Collet Date 4-5-91

New Owner/Legal Representative/Corporate Officer

Please print name of new Owner/Legal Representative/Corporate Officer _____

Phone number where you are available from 8:00 a.m. to 5:00 p.m. (818) 334-9384

(NOTE: The Assessor may contact you for further information.)

If a document evidencing a change of ownership is presented to the recorder for recordation without the concurrent filing of a Preliminary Change of Ownership Report, the recorder may charge an additional recording fee of twenty dollars (\$20). The additional fee shall not be charged if the document is accompanied by an affidavit that the transferee is not a resident of California.

AFFIDAVIT OF NON-RESIDENT TRANSFEREE

The Transferee (buyer) named above is a resident of _____ State _____ and not a resident of the State of California.

Signed _____ Date _____

New Owner/Legal Representative/Corporate Officer