

OFFICIAL RECORD
Requested By:
LENDERS FIRST CHOICE

APN: 1420-08-311-006
R.P.T.T.: \$0.00
Exempt: (5)
Recording Requested By:
Robert O. Richards, Jr.
1004 Vista Ridge Court
Carson City, Nevada 89705

After Recording Mail To:
Robert and Leslie Richards
1004 Vista Ridge Court
Carson City, Nevada 89705

Send Subsequent Tax Bills To:
Robert and Leslie Richards
1004 Vista Ridge Court
Carson City, Nevada 89705

Return To:
Lenders First Choice
260 Wekiva Springs Rd.
Suite 3000
Longwood, FL 32779

Douglas County - NV
Werner Christen - Recorder
Page: 1 Of 3 Fee: 16.00
BK-1105 PG-11461 RPTT: # 4



QUITCLAIM DEED
TITLE OF DOCUMENT

THIS INDENTURE WITNESSETH THAT, **Robert O. Richards, Jr. also known as Robert O. Richards, a married man and joined by his spouse Leslie B. Richards**, FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do(es) hereby REMISE, RELEASE AND FOREVER QUITCLAIM to **Robert O. Richards, Jr. and Leslie B. Richards, husband and wife as joint tenants with right of survivorship and not as tenants in common**, whose address is 1004 Vista Ridge Court, Carson City, Nevada, 89705

ALL that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

LOT 11, IN BLOCK L, AS SET FORTH ON THE FINAL MAP OF SUNRIDGE HEIGHTS, PHASES 4 & 5A, A PLANNED UNIT DEVELOPMENT, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON JULY 1, 1994, IN BOOK 794, PAGE 1, AS DOCUMENT NO. 340968.

Per NRS 111.312 - The Legal Description appeared previously in Deed, recorded on August 3, 2001, as Document No. 0519905 in Douglas County Records, Douglas County, Nevada.

MORE commonly known as: 1004 Vista Ridge Court, Carson City, Nevada 89705

Subject To: Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any

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

WITNESS my/our hands, this 11 day of OCTOBER, 2005

Prodn 10-10-5

LBH 10-11-05

Robert O. Richards, Jr. a/k/a
Robert O. Richards

Leslie B. Richards

STATE OF NEVADA)

COUNTY OF DOUGLAS) ss

This instrument was acknowledged before me, this 10th day of OCTOBER, 2005, by Robert O. Richards, Jr. a/k/a Robert O. Richards and Leslie B. Richards ~~and Leslie B. Richards~~ both

NOTARY STAMP/SEAL

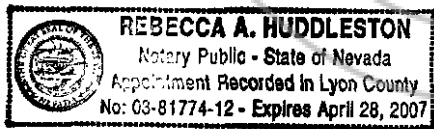
Rebecca A. Huddleston
Notary Public REBECCA A. HUDDLESTON

NOTARY PUBLIC
Title and Rank
My Commission Expires: 28th APRIL, 2007



State of Nevada
County of DOUGLAS

On the 11th day of OCTOBER, in the year 2005, before me personally came ~~XXX LESLIE B. RICHARDS XXX BOTH~~ giving satisfactory evidence as to being the individual(s) described in and who executed the foregoing instrument, and acknowledged that SHE executed the same.



Rebecca A. Huddleston
Rebecca A. Huddleston, Notary Public
My Commission expires: 28th April, 2007



EXHIBIT "A"

THE REAL PROPERTY SITUATE IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, DESCRIBED AS FOLLOWS: LOT 11, IN BLOCK L, AS SET FORTH ON THE FINAL MAP OF SUNRIDGE HEIGHTS, PHASES 4 & 5A, A PLANNED UNIT DEVELOPMENT, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON JULY 1, 1994, IN BOOK 794, PAGE 1, AS DOCUMENT NO. 340968.

FOR INFORMATIONAL PURPOSES ONLY: SOURCE OF TITLE IS DOCUMENT NO. 0519905 (RECORDED 08/03/01).