

16-

1420-07-513-007

DOC # 0725954
06/27/2008 04:25 PM Deputy: PK
OFFICIAL RECORD
Requested By:
MICHAEL ESHAGH Nia

APN: 13-350-250
Recording requested by and mail documents and
tax statements to:

Douglas County - NV
Werner Christen - Recorder
Page: 1 Of 3 Fee: 16.00
BK-0608 PG- 7474 RPTT: # 7

Name: ✓ Trustee M. Eshaghnia
Address: 895 Vista Park Drive
City/State/Zip: Carson City, NV 89705
DED104
Nevada Legal Forms & Books, Inc. (702) 870-8977
www.legalformsrus.com



RPTT: _____ **QUITCLAIM DEED**

THIS INDENTURE WITNESS That the GRANTOR(S): _____

_____ Michael Eshaghnia _____

for and in consideration of ten dollars Dollars (\$10.00---)

do hereby QUITCLAIM the right, title and interest, if any, which GRANTOR may have in all that real
property, the receipt of which is hereby acknowledged, to the GRANTEE(S): Trustee

Michael Eshaghnia, of "Michael Eshaghnia Rev.Trust dated

all that real property situated in the City of Carson City 3/19/2008"

County of Douglas State of Nevada


bounded and described as follows: (Set forth legal description and commonly known address)

895 Vista Park Drive, Carson City, Douglas County, NV 89705

**WARNING: THE COUNTY RECORDER MAY CHARGE AN ADDITIONAL FEE IF YOU
WRITE WITHIN THE 1" MARGINS OF THIS DOCUMENT OR VIOLATE ANY OTHER
RECORDING REQUIREMENTS IMPOSED BY YOUR COUNTY RECORDER.**

Together with all and singular hereditament and appurtenances thereunto belonging or in any way appertaining to.

In Witness Whereof, I/We have hereunto set my hand/our hands on 26 day of June, 2008.



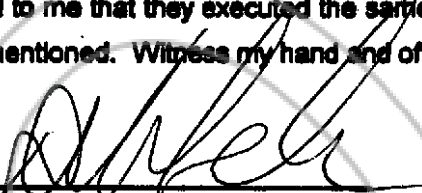
Signature of ~~Grantor~~ Trustee X Grantee

Michael Eshaghnia, Trustee
Print or Type Name Here

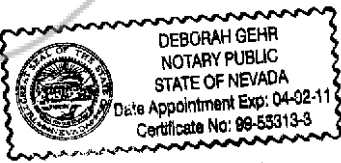


Signature of Grantor

Michael Eshaghnia
Print or Type Name Here

STATE OF NEVADA
COUNTY OF CARSON
On this 26 day of June, 2008, personally appeared
before me, a Notary Public, Michael Eshaghnia
 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.


Notary Public
My commission expires: 4/2/2011
Consult an attorney if you doubt this forms fitness for your purpose.



Escrow No.: DO-1000904-CE
1000904

A.P.N. 13-350-250

The undersigned grantor(s) declare(s):

Documentary transfer tax is \$ 253.50, computed on full value of property conveyed.

GRANT, BARGAIN, SALE DEED

That Argus Jerry Capps and Juanita Goldie Capps as Co-Trustees of the Argus Jerry Capps and Juanita Goldie Capps Family Trust dated November 15, 1995 in consideration of \$10.00 Dollars, the receipt of which is hereby acknowledged, do(es) hereby Grant, Bargain, Sell and Convey to Michael Eshaghnia, a married man as his sole and separate property all that real property in the County of Douglas, State of Nevada, bounded and described as follows:

Lot 12 in Block I as shown on the Final Map of VALLEY VISTA ESTATES PHASE 3, filed for record in the Office of the Douglas County Recorder on July 28, 1998 in Book 798 at Page 5872 as Document No. 445464, Official Records.

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

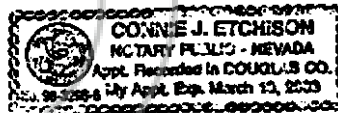
Dated, October 30, 2000

The Argus Jerry Capps and Juanita Goldie Capps Family Trust dated November 15, 1995

by Argus Jerry Capps
Argus Jerry Capps, Co-Trustee

by Juanita Goldie Capps
Juanita Goldie Capps, Co-Trustee

STATE OF NEVADA)
COUNTY OF Carson City)



On 10/30/00 personally appeared before me, a Notary Public, Argus Jerry Capps and

Juanita Goldie Capps

who acknowledged that he executed the above instrument.

Signature Connie Etchison
(Notary Public)

WHEN RECORDED MAIL TO:
Michael Eshaghnia
P.O. Box 2164
Mindon, NV 89423

REQUESTED BY
Northern Nevada Title Company
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2000 NOV -3 PM 2:56

LINDA SLATER
RECORDER

\$ 7.00 PAID KG DEPUTY

0502786
BK 1100PG0743



BK- 0608
PG- 7476