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APN: 1420-33-410-027

**WHEN RECORDED MAIL TO:**

James R. Hales  
ROWE & HALES  
P.O. Box 2080  
Minden, NV 89423

Douglas County - NV  
Karen Ellison - Recorder  
Page: 1 of 2 Fee: 15.00  
BK-0211 PG- 4773 RPTT: # 10



**MAIL TAX NOTICES TO:**

Nikki L. Bertone  
2631 Sweet Clover Court  
Minden, NV 89423

## Deed Upon Death

I, Nikki L. Bertone, formerly known as Nikki L. Maloney ("Grantor"), a married woman, hereby conveys to James A. Bertone ("Grantee"), as his sole and separate property, should he survive me, effective on the death of Grantor, the following described real property:

Lot 25, as set forth upon that Final Map entitled WILDHORSE ANNEX UNIT NO. 2, a Planned Unit Development, recorded October 10, 1994 in Book 1094 at Page 1490, Official Records of Douglas County, State of Nevada, as Document No. 348105.

Assessors Parcel No. 1420-33-410-027

EXCEPTING THEREFROM all minerals, oil, gas and other hydrocarbons as deeded to STOCK PETROLEUM CO., INC. in document recorded March 13, 1980 in book 380, Page 1315 as Document No. 42677, Official Records of Douglas County, Nevada.

**TOGETHER WITH** all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Pursuant to NRS 239B.030(4), I affirm that this instrument does not contain the social security number of any person.

Pursuant to NRS 111.312, this legal description was previously recorded at Document No. 0553235 on September 27, 2002, in Book No. 0902, Page No. 09611.

**THIS DEED IS REVOCABLE. THIS DEED DOES NOT TRANSFER ANY OWNERSHIP UNTIL THE DEATH OF THE GRANTOR. THIS DEED REVOKES ALL PRIOR DEEDS BY THE GRANTORS WHICH CONVEY THE SAME REAL PROPERTY PURSUANT TO SUBSECTION 1 OF NRS 111.109 REGARDLESS OF WHETHER THE PRIOR DEEDS FAIL TO CONVEY THE GRANTOR'S ENTIRE INTEREST IN THE SAME REAL PROPERTY.**

DATED this 18<sup>TH</sup> day of February, 2011.

Nikki L. Bertone  
Nikki L. Bertone, f/k/a Nikki L. Maloney

**ACKNOWLEDGEMENT**

STATE OF NEVADA     )  
                                          ) ss.  
COUNTY OF DOUGLAS )

On the 18 day of February, 2011, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Nikki L. Bertone known to me to be the person whose name is subscribed to the within instrument and acknowledged that he executed the same.

WITNESS my hand and official seal.

Sonya M. Koenig  
NOTARY PUBLIC

