

DOC # 806662
07/30/2012 08:20AM Deputy: AR
OFFICIAL RECORD
Requested By:
First American Mortgage Se
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 7 Fee: \$20.00
BK-712 PG-7272 RPTT: EX#003

PARCEL NUMBER: 1320-32-717-007

I hereby affirm that this document does not contain the Social Security Number of person(s).
As required by law: NRS 239B.030
(Source of law or rule)



Signed Danielle Esnault
Print Name: Danielle Esnault



RECORDING REQUESTED BY and RETURN TO:

NAME: FIRST AMERICAN MORTGAGE SERVICES
ADDRESS: 1100 Superior Ave Suite # 200
CITY/STATE/ZIP: Cleveland OH 44114
ATTENTION: NATIONAL RECORDING

ORDER #45024399

**TITLE OF DOCUMENT:
QUITCLAIM DEED**

*WHEN RECORDED, RETURN TO:
FIRST AMERICAN MORTGAGE SERVICES
1100 SUPERIOR AVENUE, SUITE 200
CLEVELAND, OHIO 44114
NATIONAL RECORDING*

 LEISING
45024399
FIRST AMERICAN ELS
QUIT CLAIM DEED


**This cover page must be typed or printed in black ink
Additional \$1.00 charged for recording cover page**



A.P.N.: 1320-32-717-007
File No: 7305519n (EMC)

When Recorded Return To:
CHRISTINE L. LEISING
1463 DOUGLAS AVE
GARDNERVILLE, NV 89410

R.P.T.T.: \$ _____

QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

CHRISTINE L. LEISING, AN UNMARRIED WOMAN WHO ACQUIRED TITLE AS A MARRIED WOMAN AS HER SOLE AND SEPARATE PROPERTY

do(es) hereby RELEASE AND FOREVER QUITCLAIM to

CHRISTINE L. LEISING, AN UNMARRIED WOMAN

all the right, title, and interest of the undersigned in and to the real property situate in the County of **Douglas**, State of **Nevada**, described as follows:

SEE ATTACHED EXHIBIT A

COMMENCING AT A POINT IN LOT 7, 24 FEET FROM DIVISION LINE OF LOTS 8 AND 7 ON DOUGLAS AVENUE AND RUNNING SOUTHEASTERLY 41 FEET TO LOT 6;

THENCE AT RIGHT ANGLES IN A NORTHEASTERLY DIRECTION 170 FEET ALONG LOT 6 TO THE ALLEY;

THENCE AT RIGHT ANGLES ALONG THE ALLEY IN NORTHWESTERLY DIRECTION 41 FEET;

THENCE AT RIGHT ANGLES 170 FEET TO DOUGLAS AVENUE AND THE POINT OF BEGINNING.

SAID PREMISES BEING THE SOUTHEASTERLY 41 FEET OF LOT 7 IN BLOCK A OF HAWKINS ADDITION TO GARDNERVILLE, ACCORDING TO THE OFFICIAL MAP THEREOF, RECORDED MAY 5, 1915 ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA.

The purpose of this Quitclaim document is to relinquish any possible community interest that grantor may have or may acquire in the future.



CHRISTINE L. LEISING

Date

Christine L. Leising 4-27-12

Date

STATE OF **NEVADA**)
)
COUNTY OF Douglas)
)
:ss.

This instrument was acknowledged before me on
4/27/12 by Christine L. Leising

Karyn Webb

Notary Public

(My commission expires: 12/6/14)

Karyn Webb

MAIL TAX STATEMENT TO:
CHRISTINE L. LEISING
1463 DOUGLAS AVE.
GARDNERVILLE, NV 89410





File No.: 7305519n

NOTARY INFORMATION

NOTARY PUBLIC: PLEASE PROVIDE US WITH THE FOLLOWING INFORMATION:

Your Name: (NOTARY) Karyn Webb

Address: Gardnerville, NV

Daytime Phone Number: (775) 782-4020

State: Nevada

County: Douglas

In the event **First American Title Insurance Company**, a(n) **California** Corporation comes across a problem with the Notary section I, Karyn Webb (notary public) authorizes **First American Title Insurance Company**, a(n) **California** Corporation to make changes to the notary section only.

Karyn Webb
Notary Public signature



Escrow Officer: **Erin McCoy**
Re: **1463 DOUGLAS AVE, GARDNERVILLE, NV 89410**

April 26, 2012
File No.: 7305519n (EMC)

AUTHORIZATION FOR QUITCLAIM

The undersigned hereby authorizes and directs Escrow Holder to prepare a Quitclaim Deed from the undersigned in favor of **CHRISTINE L. LEISING** conveying the following described property:

COMMENCING AT A POINT IN LOT 7, 24 FEET FROM DIVISION LINE OF LOTS 8 AND 7 ON DOUGLAS AVENUE AND RUNNING SOUTHEASTERLY 41 FEET TO LOT 6;

THENCE AT RIGHT ANGLES IN A NORTHEASTERLY DIRECTION 170 FEET ALONG LOT 6 TO THE ALLEY;

THENCE AT RIGHT ANGLES ALONG THE ALLEY IN NORTHWESTERLY DIRECTION 41 FEET;

THENCE AT RIGHT ANGLES 170 FEET TO DOUGLAS AVENUE AND THE POINT OF BEGINNING.

SAID PREMISES BEING THE SOUTHEASTERLY 41 FEET OF LOT 7 IN BLOCK A OF HAWKINS ADDITION TO GARDNERVILLE, ACCORDING TO THE OFFICIAL MAP THEREOF, RECORDED MAY 5, 1915 ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA.

Escrow Holder is hereby instructed and authorized to record said Quitclaim Deed concurrently with other documents called for in the above numbered escrow without further authorization and/or approval, and without collection of any funds for the account of the undersigned.

Date: 4-27-2012

Christine L. Leising
CHRISTINE L. LEISING



EXHIBIT A

THE REAL PROPERTY SITUATE IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT IN LOT 7, 24 FEET FROM DIVISION LINE OF LOTS 8 AND 7 ON DOUGLAS AVENUE AND RUNNING SOUTHEASTERLY 41 FEET TO LOT 6;

THENCE AT RIGHT ANGLES IN A NORTHEASTERLY DIRECTION 170 FEET ALONG LOT 6 TO THE ALLEY;

THENCE AT RIGHT ANGLES ALONG THE ALLEY IN NORTHWESTERLY DIRECTION 41 FEET;

THENCE AT RIGHT ANGLES 170 FEET TO DOUGLAS AVENUE AND THE POINT OF BEGINNING.

SAID PREMISES BEING THE SOUTHEASTERLY 41 FEET OF LOT 7 IN BLOCK A OF HAWKINS ADDITION TO GARDNERVILLE, ACCORDING TO THE OFFICIAL MAP THEREOF, RECORDED MAY 5, 1915 ON FILE IN THE OFFICE OF THE COUNTY RECORDER 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.

PER NRS 111.312, THIS LEGAL DESCRIPTION WAS PREVIOUSLY SHOWN ON A DOCUMENT RECORDED MARCH 14, 2003 IN BOOK 0303 PAGE 6681 OF OFFICIAL RECORDS.

BEING ALL OF THAT CERTAIN PROPERTY CONVEYED TO CHRISTINE L. LEISING, A MARRIED WOMAN AS HER SOLE AND SEPARATE PROPERTY FROM NATHAN LEISING AND CHRISTINE L. LEISING, HUSBAND AND

45024399



EXHIBIT A
(continued)

WIFE BY DEED DATED 07/07/05 AND RECORDED 07/13/05 IN BOOK
705, PAGE 6324 IN THE LAND RECORDS OF DOUGLAS COUNTY,
NEVADA.

PPN: 1320-32-717-007
CHRISTINE L. LEISING, A MARRIED WOMAN AS HER SOLE AND
SEPARATE PROPERTY

1463 DOUGLAS AVENUE, GARDNERVILLE NV 89410
Loan Reference Number : 7305519/242322569
First American Order No: 45024399
Identifier:

