

A. P. No. 1420-18-710-013
No. 202637-KF

When recorded mail to:

Claire Fernandez
209 Autumn Hill Rd
Gardnerville, NV 89460

**AFFIRMATION PURSUANT TO
NRS 111.312(1)(2) AND 239B.030(4)**

Pursuant to NRS 239B.030, the undersigned, hereby affirm(s) that the below document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons.

QUITCLAIM DEED

THIS INDENTURE, made FEB. 6, 2014, by and between GENE W. BINSBACHER, an unmarried man, and KATHY M. JULIUS, an unmarried woman, parties of the first part, and CLAIRE M. FERNANDEZ, Trustee of the CLAIRE M. FERNANDEZ TRUST, dated March 26, 1997, party of the second part, whose address is:
209 Autumn Hill Rd, Gardnerville, Nv 89460.

W I T N E S S E T H:

That the said party of the first part, for and in consideration of the sum of Ten Dollars (\$10.00), lawful money of the United States, and other valuable consideration, in hand paid by the said party of these presents REMISE, RELEASE AND QUITCLAIM unto the said party of the second part, and to its successors and assigns, all interest in that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, more particularly described as follows:

Lot 13, in Block A, as set forth on that Amended Final Map LDA #99-54-1A for SUNRIDGE HEIGHTS III, PHASE 1A, a Planned Unit Development, according to the official map thereof filed in the office of the County Recorder of

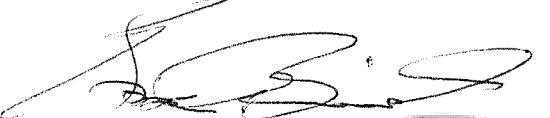
Douglas County, Nevada, on December 29, 2003, in Book 1203, Page 12019, as Document No. 600647.

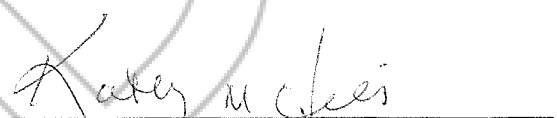
The interest of the party of the first part in said property being evidenced by that certain Memorandum of Lease recorded on February 25, 2014, as Document No. 838753, Official Records.

TOGETHER WITH, all and singular, the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversion, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, all and singular the said premises, together with the appurtenances thereunto belonging, unto the said party of the second part, and to its successors and assigns.


IN WITNESS WHEREOF, the party of the first part has executed this conveyance the day and year first above written.

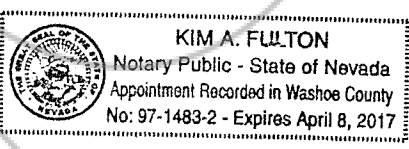

Gene W. Binsbacher
Binsbacher


Kathy M. Julius

STATE OF NV)
COUNTY OF Washoe) ss

This instrument was acknowledged before me on 2/6/14, 2014, by GENE W. BINSBACHER and KATHY M. JULIUS.


Notary Public



1. APN: 1420-18-710-013

2. Type of Property:

- a) Vacant Land
- b) Single Fam. Res.
- c) Condo/Twnhse
- d) 2-4 Plex
- e) Apt. Bldg
- f) Comm'l/Ind'l
- g) Agricultural
- h) Mobile Home
- i) Other _____

FOR RECORDERS OPTIONAL USE ONLY	
Document Instrument No.:	
Book:	Page:
Date of Recording:	
Notes:	

**STATE OF NEVADA
DECLARATION OF VALUE**

3. **Total Value/Sales Price of Property:** \$ _____
- Deed in Lieu of Foreclosure Only (value of property) \$ _____
- Transfer Tax Value: \$ _____
- Real Property Transfer Tax Due: exempt

4. **If Exemption Claimed**
- a. Transfer Tax Exemption, per NRS 375.090, Section 3
 - b. Explain Reason for Exemption: release of rights acquired by attached document

5. Partial Interest: Percentage being transferred: _____ %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month.

Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature _____	Capacity <u>agent for grantee</u>
Signature _____	Capacity <u>agent for grantor</u>
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(Required)	(Required)
Print Name: <u>CLAIRE M. FERNANDEZ TRUST, dated March 26, 1997</u>	Print Name: <u>Gene W. Binsbachar</u>
Address: <u>209 Autumn Hill Rd</u>	Address: <u>3300 Dog Leg Drive</u>
City/State/Zip: <u>Gardnerville, NV 89460</u>	City/State/Zip: <u>Minden, NV 89423</u>

COMPANY REQUESTING RECORDING

Co. Name: <u>First Centennial Title Company of NV</u>	Escrow # <u>00202637-001</u>
Address: <u>1450 Ridgeview Drive, Ste. 100 Reno, NV 89519</u>	