

DOUGLAS COUNTY, NV

2015-858000

RPTT:\$0.00 Rec:\$16.00

\$16.00 Pgs=3

03/09/2015 09:41 AM

REAL ADVANTAGE LLC

KAREN ELLISON, RECORDER

E06

Assessor's Parcel Number: 1320-29-116-015

Recording Requested By:

Name: Real Advantage

Address: 1000 Commerce Drive #520

City/State/Zip Pittsburgh, PA 15275

Real Property Transfer Tax:

\$ \_\_\_\_\_

QUIT CLAIM DEED

(Title of Document)

Prepared by and When Recorded Return to:  
Real Advantage, LLC  
1000 Commerce Drive, Suite 520  
Pittsburgh, PA 15275  
Order# 450005

Mail Tax Statements to:  
Oleg Panfilov  
1778 Bougainville Drive,  
Minden, NV 89423

APN: 1320-29-116-015

### Quit Claim Deed

This indenture made this 27<sup>th</sup> day of February, 2015, by and between **Vivian L Austin, an unmarried woman joined by her former spouse Oleg Panfilov** in consideration of No and 00/100 (\$0.00), the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey **Oleg Panfilov an unmarried man** All the following real property situated in the County of Douglas, state of Nevada, described as follows:

Lot 235, of WINHAVEN, UNIT NO. 6, a Planned Unit Development, according to the map thereof, filed in the office of the County Recorder of Douglas County, Nevada, on August 4, 1994, in Book 894, Page 692, as Document NO. 343273.

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

Being the same property conveyed to Vivian L. Austin in Deed dated October 1, 2009, recorded October 29, 2009 in Instrument # 753052 in the recorder's office of Douglas County.

More commonly known as: 1778 Bougainville Drive, Minden, NV 89423

Tax / parcel ID #: 1320-29-116-015

WITNESS Grantors' hands this the 27<sup>th</sup> day of February 2015.

Vivian L Austin  
Vivian L Austin

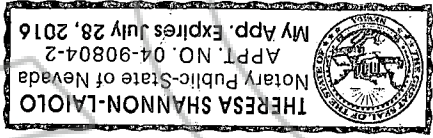
Oleg Panfilov  
Oleg Panfilov

State of Nevada  
County of CARSON CITY

The foregoing instrument was acknowledged before me this 27<sup>th</sup> day of February, 2015,  
by Vivian L Austin & Oleg Panfilov  
who are personally known to me or who has produced  
D/L as  
identification.

[Signature]  
Notary Public

My Commission Expires: July 28 2016



STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessor Parcel Number(s)  
 a. 1320-29-116-015  
 b. \_\_\_\_\_  
 c. \_\_\_\_\_  
 d. \_\_\_\_\_

2. Type of Property:
- |  |   |
|--|---|
| a. <input type="checkbox"/> Vacant Land  | b. <input checked="" type="checkbox"/> Single Fam. Res. |
| c. <input type="checkbox"/> Condo/Twnhse | d. <input type="checkbox"/> 2-4 Plex                    |
| e. <input type="checkbox"/> Apt. Bldg    | f. <input type="checkbox"/> Comm'l/Ind'l                |
| g. <input type="checkbox"/> Agricultural | h. <input type="checkbox"/> Mobile Home                 |
| Other _____                              |   |

FOR RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a. Total Value/Sales Price of Property \$ 0  
 b. Deed in Lieu of Foreclosure Only (value of property) (N/A)  
 c. Transfer Tax Value: \$ 0  
 d. Real Property Transfer Tax Due \$ 0

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 6  
 b. Explain Reason for Exemption: TRANSFER OF PROPERTY IN COMPLIANCE WITH A DIVORCE

5. Partial Interest: Percentage being transferred: 100 %

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 parties agree that 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 Shannon Taylor Capacity: AGENT

Signature Shannon Taylor Capacity: AGENT

SELLER (GRANTOR) INFORMATION  
(REQUIRED)

Print Name: VIVIAN CAUSTIN  
 Address: 1758 OAKWOOD DRIVE  
 City: MINDEN  
 State: NV Zip: 89423

BUYER (GRANTEE) INFORMATION  
(REQUIRED)

Print Name: OLEG PANFILOV  
 Address: 1778 BOUGAINVILLE DRIVE  
 City: MINDEN  
 State: NV Zip: 89423

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)

Print Name: REAL ADVANTAGE  
 Address: 1000 COMMERCE DR. STE 520  
 City: PITTSBURGH

Escrow # 450005  
 State: PA Zip: 15275

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED