

16-

1318-26-101-079

APN 07-18-60

Recording Requested by  
and When Recorded, Mail To:

✓ Jeffrey K. Rahbeck  
P.O. Box 435  
Zephyr Cove, NV 89448

Mail Tax Statements To:

Ronald J. Ratti  
P. O. Box 6563  
Stateline, NV 89449

DOUGLAS COUNTY, NV 2015-860094  
Rec:\$16.00  
Total:\$16.00 04/14/2015 10:00 AM  
JEFFREY K. RAHBECK Pgs=4

  
00011621201508600940040042  
KAREN ELLISON, RECORDER E07

**QUITCLAIM DEED**

THIS INDENTURE, made this 27<sup>th</sup> day of January, 2003, by  
and between RONALD J. RATTI, SR., party of the first part, and RONALD J. RATTI,  
SR., Trustee of THE RONALD J. RATTI, SR. TRUST, party of the second part.

**WITNESSETH:**

That the said party of the first part, in consideration of the sum of \$10.00 (TEN DOLLARS) lawful money of the United States of America, to him/her/them in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, hereby releases and forever quitclaims unto the said party of the second part forever, that certain piece and parcel of real property described on Exhibit "A," attached hereto.

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

TO HAVE AND TO HOLD the said premises, together with the appurtenances, unto the said party of the second part, and to the survivor forever.

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


  
\_\_\_\_\_  
RONALD J. RATTI, SR.

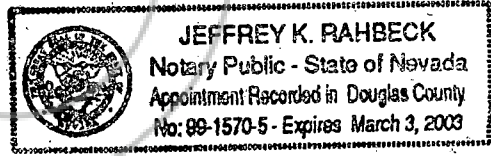
ACKNOWLEDGMENT

STATE OF NEVADA     )  
                                  ) ss.  
COUNTY OF DOUGLAS )

On the 27<sup>th</sup> day of January, 2003, personally  
appeared before me, a Notary Public, in and for said County and State, RONALD J.  
RATTI, SR., known to me to be the person described in and who executed the  
foregoing instrument, who acknowledged to me that he executed the same, freely and  
voluntarily and for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official  
seal in the County and State above-named, the day and year in this certificate first  
above written.

  
\_\_\_\_\_  
NOTARY PUBLIC



**EXHIBIT "A"**

ALL that certain lot, piece or parcel of land situated in the County of Douglas, State of Nevada, described as follows:

Beginning at a point on the section line between Sections 23 and 26, Township 13 North, Range 18 East, M.D.B. & M., which bears North  $89^{\circ} 46'$  West 163.80 feet from the quarter corner between said sections 23 and 26; thence South  $0^{\circ} 08'$  West a distance or 105 feet, more or less, to a point on the 1/16th Section line; thence along said 1/16th line North  $89^{\circ} 46'$  West a distance of 163.80 feet; thence North  $0^{\circ} 08'$  East a distance of 105.00 feet; thence South  $89^{\circ} 46'$  East a distance of 163.80 feet to the point or beginning.

Assessor's Parcel No. 07-16-60

This legal description was previously recorded at Document No. 1981-054188, Book/Page 381-743, on March 9, 1981.

STATE OF NEVADA  
DECLARATION OF VALUE

- 1. Assessor Parcel Number(s)
  - a) APN-07-18-60
  - b) 1318-26-19-07
  - c) \_\_\_\_\_
  - d) \_\_\_\_\_

- 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
  - Other

FOR RECORDERS OPTIONAL USE ONLY	
Document/Instrument #:	_____
Book _____	Page: _____
Date of Recording:	_____
Notes:	<u>SD-Trust</u>

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

- 4. If Exemption Claimed:
  - a. Transfer Tax Exemption per NRS 375.090, Section #87
  - b. Explain Reason for Exemption: Transfer to Trust without consideration.

- 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 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 Jeff Rahbek Capacity Attorney  
 Signature Jeff Rahbek Capacity Attorney

**SELLER (GRANTOR) INFORMATION (REQUIRED)**  
 Print Name: Ronald J. Ratti, Sr.  
 Address: P. O. Box 6563  
 City: Stateline  
 State: NV Zip: 89449

**BUYER (GRANTEE) INFORMATION (REQUIRED)**  
 Print Name: Ronald J. Ratti, Sr.  
 Address: P. O. Box 6563  
 City: Stateline  
 State: NV Zip: 89449

**COMPANY/PERSON REQUESTING RECORDING (required if not the seller or buyer)**  
 Print Name: Jeffrey K. Rahbeck, ESquire Escrow # \_\_\_\_\_  
 Address: P. O. Box 435  
 City: Zephyr Cove State: NV Zip: 89448