



KAREN ELLISON, RECORDER

E07

APN: 1220-16-101-001

When Recorded, Please Return To:

Heritage Law Group, P.C.  
1625 Highway 88, Suite 304  
Minden, Nevada 89423

Mail Future Tax Statements To:

Mr. & Mrs. Benson Justus  
996 Tillman Lane  
Gardnerville, Nevada 89460

**QUITCLAIM DEED**

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Claudia J. Justus, Trustee of the *Claudia J. Justus Trust dated September 27, 1995*, does hereby remise, release and forever quitclaim and transfer all interest in 996 Tillman Lane, Gardnerville, NV, APN 1220-16-101-001, to Benson Edward Justus and Claudia June Justus, Trustees of *The Justus Trust dated April 23, 2015*, and any amendments thereto, the real property situated in Douglas County, State of Nevada, more precisely described as:

**See "Exhibit A"**

Pursuant to NRS 111.312, the above legal description previously appeared in Grant, Bargain, Sale Deed No. 529250 recorded on November 16, 2001.

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

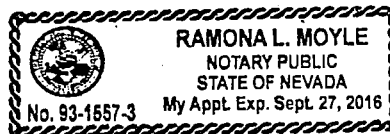
Date: April 23, 2015

*Claudia Justus*  
Claudia June Justus, Trustee

State of Nevada )  
Douglas County )

This instrument was acknowledged before me on April 23, 2015, by Claudia June Justus.

Signature *Ramona L. Moyle*  
Notary Public



**"Exhibit A"**

**All that portion of the Northeast  $\frac{1}{4}$  of the Northeast  $\frac{1}{4}$  of the Northwest  $\frac{1}{4}$  of Section 16, Township 12 North, Range 20 East, M.D.B.&M., more particularly described as follows:**

**PARCEL 1, as shown on the Parcel Map filed in the Office of the County Recorder of Douglas County, Nevada, on September 28, 1983, as Document No. 87664, Official Records.**

**COPY**

**State of Nevada  
Declaration of Value**

<b>FOR RECORDER'S OPTIONAL USE ONLY</b>	
Document/Instrument # _____	
Book: _____	Page: _____
Date of Recording: _____	
Notes: <i>OK as Saw Trust Papers</i>	

1. Assessor Parcel Number(s)  
 a) 1220-16-101-001  
 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                 |
| i) <input type="checkbox"/> Other _____  |   |

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: 7  
 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 therein. 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: *Claudia Justus* Capacity: Grantor

**SELLER (GRANTOR) INFORMATION - REQUIRED**  
**Name:** Claudia J. Justus, Trustee of the Claudia J. Justus Trust dated September 27, 1995

**Address:** 996 Tillman Lane  
**City, State, ZIP:** Gardnerville, NV 89460

**BUYER (GRANTEE) INFORMATION - REQUIRED**  
**Name:** Benson Edward Justus and Claudia June Justus, Trustees of The Justus Trust dated April 23, 2015

**Address:** 996 Tillman Lane  
**City, State, ZIP:** Gardnerville, NV 89460

**COMPANY/PERSON REQUESTING RECORDING (REQUIRED IF NOT THE SELLER OR BUYER)**  
**Print Name:** Heritage Law Group, P.C. **Escrow #** \_\_\_\_\_  
**Address:** 1625 Highway 88, Suite 304  
**City, State, ZIP:** Minden, NV 89423

**(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)**