



KAREN ELLISON, RECORDER E05

**RECORDING REQUESTED BY
AND WHEN RECORDED MAIL TO:**

Charles S. Zumpft, Esq.
MINDEN LAWYERS, LLC
Post Office Box 2860
Minden, NV 89423

MAIL TAX STATEMENTS TO:

Jackie Moranda
6787 Malton Switch Road
Orland, CA 95963

Pursuant to *NRS 239B.030*, I, the undersigned, affirm that this document submitted for recording does not contain the social security number of any person or persons.

APN- 1318-26-101-006

The undersigned grantor declares:
documentary transfer tax is: \$ -0-

PERSONAL REPRESENTATIVES' QUITCLAIM DEED

THIS INDENTURE WITNESSETH: That for a valuable consideration, receipt of which is hereby acknowledged, JACQUELINE A. MORANDA (fka JACQUELINE A. KWATE), individually and as Personal Representative of the estate of DAVID MILTON KWATE, Deceased, (Grantors) do hereby grant, bargain, sell, and convey to JACQUELINE A. MORANDA, a married woman, as her sole and separate property, all that real property in the County of Douglas, State of Nevada, and more specifically described in the attached *Exhibit A*.


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

TO HAVE AND TO HOLD said premises, with the appurtenances, unto said Grantee and Grantee's heirs and assigns forever.

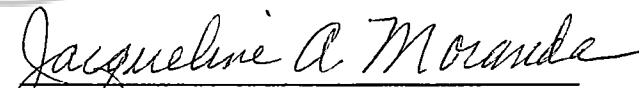
Reference is hereby made to the Order Approving Distribution of Small Estate Without Administration rendered by the Ninth Judicial District Court of the State of Nevada, in and for the County of Douglas, made and entered on the 30th day of March 2015, the notices given, and the proceeding had, in the matter of the estate of DAVID MILTON KWATE, deceased, Case No. 15-PB-0026, Dept. No. II of said Court, a certified copy of said Order attached hereto and incorporated herein by reference.

Pursuant to NRS §111.312, the attached legal description was previously recorded in that certain Grant, Bargain and Sale Deed on November 23, 1983, in the Official Records of Douglas County as Document No 091457 in Book 1183 at Page 2540.

IN WITNESS WHEREOF, this instrument is executed this 14th day of April 2015.



JACQUELINE A. MORANDA FKA
JACQUELINE A. KWATE, individually



JACQUELINE A. MORANDA, Personal
Representative of the estate of DAVID
MILTON KWATE

State of CALIFORNIA)
County of ~~GLENN~~ ^{Butte} :

On 04-14-2015, 2015, before me, Maria Elena Alcala
a notary public, personally appeared JACQUELINE A. MORANDA fka
JACQUELINE A. KWATE, both individually and as Personal Representative of
the Estate of David Milton Kwate, who proved to me on the basis of satisfactory
evidence to be the person whose name is subscribed to the within instrument and
acknowledged to me that she executed the same in her authorized capacity, and that
by her signature on the instrument the person, or the entity upon behalf of which the
person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California
that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Maria E. Alcala (Seal)



EXHIBIT A

SEASON: HIGH
USE: ANNUAL

PARCEL A:

An undivided one-three thousand two hundred and thirteenth (1/3213) interest as a tenant-in-common in the following described real property (The Real Property):

A portion of the North one-half of the Northwest one-quarter of Section 26, Township 13 North, Range 18 East, MDB&M, described as follows: Parcel 3, as shown on that amended parcel Map for John E. Michelsen and Walter Cox recorded February 3, 1981, in Book 281 of Official Records at page 172, Douglas County, Nevada, as Document No. 53178, said map being an amended map of Parcels 3 and 4 as shown on that certain map for John E. Michelsen and Walter Cox, recorded February 10, 1978, in Book 278, of Official Records at page 591, Douglas County, Nevada, as Document No. 17578.

Excepting from the real property the exclusive right to use and occupy all of the Dwelling Units and Units as defined in the "Declaration of Timeshare Use" and subsequent amendments thereto as hereinafter referred to.

Also excepting from the real property and reserving to grantor, its successors and assigns, all those certain easements referred to in paragraphs 2.5, 2.6 and 2.7 of said Declaration of Timeshare Use and amendments thereto together with the right to grant said easements to others.

Together with the exclusive right to use and occupy a "Unit" as defined in the Declaration of Timeshare Use recorded February 16, 1983, in Book 283, at page 1341 as Document No. 76233 of Official Records of the County of Douglas, State of Nevada and amendment to Declaration of Timeshare Use recorded April 20, 1983 in Book 483 at page 1021, Official Records of Douglas County, Nevada as Document No. 78917, and second amendment to Declaration of Timeshare Use recorded July 20, 1983 in Book 783 of Official Records at page 1688, Douglas County, Nevada as Document No. 084425 (Declaration), during a "Use Period", within the High season within the Owner's Use Year", as defined in the Declaration, together with a nonexclusive right to use the common areas as defined in the Declaration.

Subject to all covenants, conditions, restrictions, limitations, easements, rights and rights-of-way of record.

This deed is made and accepted subject to the condition subsequent as set forth in paragraph 9.2(b) of said Declaration of Timeshare Use.

State of Nevada Declaration of Value

FOR RECORDERS OPTIONAL USE ONLY	
Document/Instrument #	_____
Book: _____	Page: _____
Date of Recording:	_____
Notes:	_____

1. Assessor Parcel Number(s)
 a) 1318-26-101-006
 b) _____
 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
 i) Other Timeshare Interest

3. Total Value/Sales Price of Property: \$ 0.00
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value per NRS 375.010, Section 2: \$ _____
 Real Property Transfer Tax Due: \$ 0.00

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption, per NRS 375.090, Section: 5
 b. Explain Reason for Exemption: Transferee is co-owner with, and widow of, decedent.

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 Charles S. Zumpft Capacity Attorney for Seller
 Signature Charles S. Zumpft Capacity Attorney for Buyer

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Jacqueline A. Moranda fka Kwate as PR
 Address: 6787 Malton Switch Road
 City: Orland
 State: CA Zip: 95963

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Jacqueline A. Moranda
 Address: 6787 Malton Switch Road
 City: Orland
 State: CA Zip: 95963

COMPANY REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Charles S. Zumpft, Esq. Escrow # _____
 Address: P.O. Box 2860
 City: Minden State: NV Zip: 89423