

DOUGLAS COUNTY, NV

2015-865037

RPTT:\$0.00 Rec:\$16.00

\$16.00 Pgs=3

06/24/2015 09:30 AM

NORTH AMERICAN TITLE - RENO

KAREN ELLISON, RECORDER

E05

APN: 1320-33-719-009

When recorded return to:

Nevada State Bank

Retail Loan Center 0853

P.O. BOX 30160

Salt Lake City, Utah 84130-0160

Please mail Tax Statements to:

EJ & BARBARA FALKENSTEIN

1483 Cardiff Drive

Gardnerville, NV 89410

FOR COUNTY RECORDERS USE ONLY

1343708

WARRANTY DEED

I/ We EDWARD J. FALKENSTEIN and BARBARA J. FALKENSTEIN, Husband and Wife, and SUZANNE L. FALKENSTEIN, a Single Woman, all as Joint Tenants, as Grantor(s) of Gardnerville, Douglas County, State of Nevada, hereby SELLS, CONVEYS AND WARRANTS to to EDWARD J. FALKENSTEIN and BARBARA J. FALKENSTEIN, Husband and Wife Grantee(s) of Gardnerville, County of Douglas, State of Nevada without Compensation or Considerations the following described tract of land in Douglas County, State of Nevada:

Real property in the City of Gardnerville, County of Douglas, State of Nevada, described as follows:

LOT 31, BLOCK B, AS SET FORTH ON FINAL SUBDIVISION MAP #1006-13 OF CHICHESTER ESTATES PHASE 13, ACCORDING TO THE MAP THEREOF, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON OCTOBER 04, 2004, IN BOOK 1004, PAGE 1052, AS DOCUMENT NO. 625784.

Dated : April 1st, 2015

Edward J. Falkenstein

EDWARD J. FALKENSTEIN Grantor

Barbara J. Falkenstein

BARBARA J. FALKENSTEIN

Grantor

Suzanne L. Falkenstein

SUZANNE L. FALKENSTEIN Grantor

STATE OF NEVADA)

COUNTY OF Douglas)

On this 1st day of April, 2015, personally appeared before me, Notary Public in and for the aforementioned County and State, EDWARD J. FALKENSTEIN and BARBARA J. FALKENSTEIN, who was proved to me to be the person whose name is subscribed to on this instrument, and acknowledged to me that (s)he executed the same.

Staci Robertson

Notary Public

My Commission expires 03/28/2015 2018

Residing in Douglas County



STACI ROBERTSON

NOTARY PUBLIC

STATE OF NEVADA

My Commission Expires: 03-28-2018

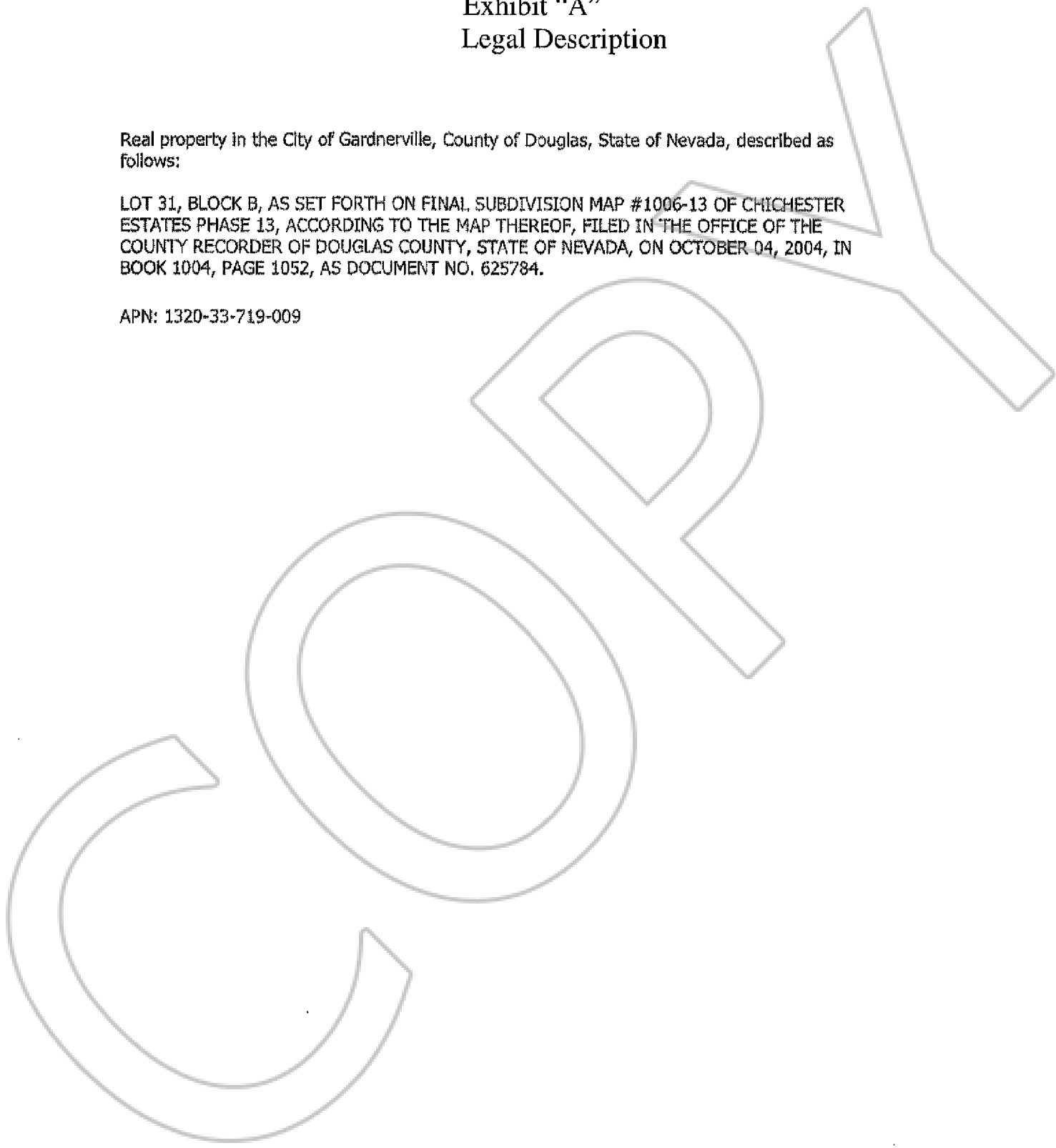
Certificate No: 14-13542-5

Exhibit "A" Legal Description

Real property in the City of Gardnerville, County of Douglas, State of Nevada, described as follows:

LOT 31, BLOCK B, AS SET FORTH ON FINAL SUBDIVISION MAP #1006-13 OF CHICHESTER ESTATES PHASE 13, ACCORDING TO THE MAP THEREOF, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON OCTOBER 04, 2004, IN BOOK 1004, PAGE 1052, AS DOCUMENT NO. 625784.

APN: 1320-33-719-009



California All-Purpose Certificate of Acknowledgment

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Contra Costa } s.s.

On 04/06/2015 before me, Po-Chu Tammy Kwan, Notary Public
Name of Notary Public, Title

personally appeared Suzanne L. Falkenstein
Name of Signer (1)

Name of Signer (2)
 who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) 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]
Signature of Notary Public



Seal

OPTIONAL INFORMATION

Although the information in this section is not required by law, it could prevent fraudulent removal and reattachment of this acknowledgment to an unauthorized document and may prove useful to persons relying on the attached document.

Description of Attached Document

The preceding Certificate of Acknowledgment is attached to a document titled/for the purpose of Warranty Deed

containing _____ pages, and dated _____

The signer(s) capacity or authority is/are as:

- Individual(s)
- Attorney-in-fact
- Corporate Officer(s) _____
Title(s)

- Guardian/Conservator
- Partner - Limited/General
- Trustee(s)
- Other: _____

representing: _____
Name(s) of Mar.-ows) family(ies) Signer is Representing

Additional Information

Method of Signer Identification

Proved to me on the basis of satisfactory evidence:

- form(s) of identification
- credible witness(es)

Notarial event is detailed in notary journal on:

Page # _____ Entry # _____

Notary contact: _____

Other

- Additional Signer
- Signer(s) Thumbprints(s)

**State of Nevada
Declaration of Value**

1. Assessor Parcel Number(s)
 a) 1320-33-719-009
 b) _____
 c) _____
 d) _____

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

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

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

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption, per NRS 375.090, Section: as 5 without consideration
 b. Explain Reason for Exemption: UPDATING VESTING -- REMOVING DAUGHTER SUZANNE

5. Partial Interest: Percentage being transferred: 100 %
 The undersigned declare(s) 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, 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 owned.

Signature: *Trisha Cutler* Capacity: AGENT/NEVADA STATE BANK
 Printed Name: TRISHA CUTLER

SELLER (GRANTOR) INFORMATION

(REQUIRED)
 EDWARD J FALKENSTEIN AND
 BARBARA J FALKENSTEIN,
 HUSBAND AND WIFE AND SUZANNE
 L FALKENSTEIN, A SINGLE WOMAN,
 ALL AS JOINT TENANTS

Print Name: _____
 Address: 1483 CARDIFF DRIVE
 City/State/Zip: GARDNERVILLE, NV 89410

BUYER (GRANTEE) INFORMATION

(REQUIRED)
 EDWARD J FALKENSTEIN AND
 BARBARA J FALKENSTEIN, HUSBAND
 AND WIFE AS JOINT TENANTS

Print Name: _____
 Address: 1483 CARDIFF DRIVE
 City/State/Zip: GARDNERVILLE, NV 89410

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

Print Name: Nevada State Bank Esc. #: 1343708
 Address: PO Box 30160
 City: Salt Lake City State: Utah Zip: 84130

S A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)