

DOUGLAS COUNTY, NV

2015-866075

RPTT:\$0.00 Rec:\$16.00

\$16.00 Pgs=3

07/10/2015 01:39 PM

TITLE SOURCE, INC.

KAREN ELLISON, RECORDER

E07

**APN:** 122011001011

**R.P.T.T.:** \$0.00

Exempt: (7)

**Recording Requested By:**

Joan M. Flagg  
253 10th Ave.  
San Diego CA 92101

**After Recording Mail To:**

Joan M. Flagg  
253 10th Ave.  
San Diego CA 92101

**Send Subsequent Tax Bills To:**

Joan M. Flagg  
253 10th Ave.  
San Diego CA 92101

③

**QUITCLAIM DEED**

TITLE OF DOCUMENT

60425496-3043344

THIS INDENTURE WITNESSETH THAT, **Joan M. Flagg, a single woman**, FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do(es) hereby REMISE, RELEASE AND FOREVER QUITCLAIM to **Joan M. Flagg, Trustee/s of the Joan M. Flagg Trust, dated April 2, 2005, and any amendments thereto**, whose address is 253 10th Ave., San Diego, CA 92101,

ALL that real property situated in the County of **Douglas**, State of **Nevada**, bounded and described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

MORE commonly known as: **1122 Linda Anne Court, Gardnerville, Nevada 89410**

Subject To: Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

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

WITNESS my/our hands, this 30 day of June, 2015.

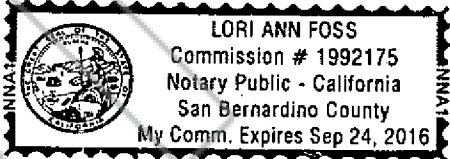
Joan M. Flagg  
Joan M. Flagg

STATE OF California,  
COUNTY OF San Diego, ss

This instrument was acknowledged before me, this 30 day of June, 2015, by **Joan M. Flagg**.

**NOTARY STAMP/SEAL**

Lori Ann Foss  
Notary Public  
Notary Public  
Title and Rank  
My Commission Expires: 9/24/16



**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

ALL THAT CERTAIN LOT, PIECE OR PARCEL OF LAND SITUATE IN THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 SECTION 11, TOWNSHIP 12 NORTH, RANGE 20 EAST, M.D.B.&M., DOUGLAS COUNTY, NEVADA, FURTHER DESCRIBED AS FOLLOWS:

PARCEL 2, AS SET FORTH ON THE PARCEL MAP OF STODDARD JACOBSEN PARCELS, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER, DOUGLAS COUNTY, STATE OF NEVADA, ON FEBRUARY 12, 1975, IN BOOK 275, PAGE 331, AS DOCUMENT NO. 78188.

Per NRS 111.312 - The Legal Description appeared previously in **Quitclaim Deed**, recorded on \_\_\_\_\_, as Book \_\_\_\_\_, Page \_\_\_\_\_, Document No. \_\_\_\_\_ in Douglas County Records, Douglas County, Nevada.

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) 122011001011  
 b) \_\_\_\_\_  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

**FOR RECORDER'S OPTIONAL USE ONLY**  
 Document/Instrument #: \_\_\_\_\_  
 Book: \_\_\_\_\_ Page: \_\_\_\_\_  
 Date of Recording: \_\_\_\_\_  
 Notes: Trust ok - js

2. Type of Property:  
 a)  Vacant Land                      b)  Single Fam. Res.  
 c)  Condo/Townhouse              d)  2-4 Plex  
 e)  Apt. Bldg                              f)  Comm'l/Ind'l  
 g)  Agricultural                        h)  Mobile Home  
 \_\_\_\_\_ 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: \$ 0.00

4. **If Exemption Claimed:**  
 a. Transfer Tax Exemption per NRS 375.090, Section 7  
 b. Explain Reason for Exemption: Transfers without consideration to a trust

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: Joan M. Flagg Capacity: \_\_\_\_\_  
 Signature: \_\_\_\_\_ Capacity: \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
(REQUIRED)

**BUYER (GRANTEE) INFORMATION**  
(REQUIRED)

Print Name: **Joan M. Flagg**  
 Address: **253 10th Ave.**  
 City: **San Diego**  
 State: **California**      Zip: **92101**

Print Name: **Joan M. Flagg Trust**  
 Address: **253 10th Ave.**  
 City: **San Diego**  
 State: **California**      Zip: **92101**

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

Print Name: Title Source, Inc.  
 Address: 662 Woodward Avenue  
 City, State, Zip: Detroit, MI 48226

Escrow #: 60425496

(AS A PUBLIC RECORD, THIS FORM MAY BE RECORDED/MICROFILMED)