

16
DOUGLAS COUNTY, NV 2015-871340

Rec:\$16.00

Total:\$16.00

STEVEN B CLEMMER

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KAREN ELLISON, RECORDER

E07

APN# 1318-23-410-005

QUITCLAIM DEED

Type of Document

(Example: Declaration of Homestead, Quitclaim Deed, etc.)

Recording Requested by:

MARY J. ALVAREZ

Return Documents To:

✓ **Name** MARY J. ALVAREZ

Address 11292 EARLHAM ST.

City/State/Zip ORANGE, CA 92869

This page added to provide additional information required by NRS 111.312 Section 1-2

This cover page must be typed or printed clearly in black ink only.

Return to:

MARY J. ALVAREZ
11292 EARLHAM ST.
ORANGE, CA 92869

Mail Tax Statements to:

MARY J. ALVAREZ
11292 EARLHAM ST.
ORANGE, CA 92869

APN #: 1318-23-410-005

QUITCLAIM DEED

The Undersigned grantor(s) declare(s): This conveyance transfers the grantor(s) interest into a Revocable Living Trust. NRS 07 There is no consideration for this transfer. (Documentary transfer Tax -0-.)

MARY J. ALVAREZ, a married woman

Hereby REMISE, RELEASES and QUITCLAIMS to: MARY J. ALVAREZ, Trustee of THE RUBEN AND MARY ALVAREZ TRUST, DATED MAY 23, 2007, IN TRUST, AS THE SOLE AND SEPARATE PROPERTY OF MARY J. ALVAREZ,

HER 50% INTEREST IN:

The following described real property in the County of **DOUGLAS**, State of **NEVADA**

LOT 43 IN THE PONDEROSA PARK SUBDIVISION LAKE TAHOE, DOUGLAS COUNTY NEVADA ACCORDING TO THE MAP THEREOF FILED IN THE OFFICE OF THE RECORDER OF DOUGLAS COUNTY, NEVADA ON FEBRUARY 25, 1970.

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

Witness my hand this 28th day of August, 20 15

Mary J Alvarez
MARY J. ALVAREZ

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)

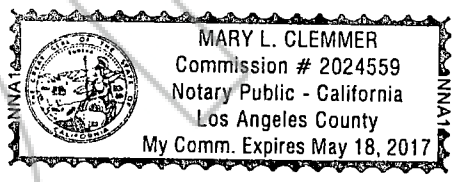
COUNTY OF Orange)

On August 28, 2015, before me, Mary L. Clemmer,
"Notary Public", Personally appeared MARY J. ALVAREZ 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 this instrument the person(s), or the entity upon behalf of which 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 Mary L. Clemmer



Please complete Affirmation Statement below:

I the undersigned hereby affirm that this document submitted for recording does not contain the social security number of any person or persons. (Per NRS 239B.030)

Grantor Agent

Signature _____

_____ Title

Print Name _____

This instrument has been prepared solely from information given by the parties hereto. There are no express or implied guarantees as to marketability of title, accuracy of the description or quantity of land described, as no examination of title to the property was requested or conducted.

State of Nevada

Declaration of Value

1. Assessor Parcel Number(s)

- a) 1318-23-410-005
- 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

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

- 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: 07
- B. Explain Reason for Exemption: Transfer is without consideration to a trust.

5. Partial Interest: Percentage being transferred: 50%

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 1/2% per month.

Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature: *Mary J Alvarez* Capacity: GRANTOR
MARY J. ALVAREZ

SELLER (GRANTOR) INFORMATION

Print Name: MARY J. ALVAREZ
Address: 11292 EARLHAM ST.
City: ORANGE
State: CA Zip: 92869

BUYER (GRANTEE) INFORMATION

Print Name: THE RUBEN AND MARY ALVAREZ TRUST,
DATED MAY 23, 2007
Address: 11292 EARLHAM ST.
City: ORANGE
State: CA Zip: 92869

COMPANY/PERSON REQUESTING RECORDING (REQUIRED IF NOT THE SELLER OR BUYER)

Company Name: LAW OFFICES OF STEPHEN B. CLEMMER
100-Oceangate, Suite 1200
Long Beach, California 90802