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KAREN ELLISON, RECORDER

E07

Assessor's Parcel Number: 1121-05-000-004

Recording Requested By:

Name: _____

Address: _____

City/State/Zip _____

Real Property Transfer Tax:

\$ _____

QUITCLAM DEED

(Title of Document)

This page added to provide additional information required by NRS 111.312 Sections 1-2. (Additional recording fee applies)

This cover page must be typed or legibly hand printed.

A.P.N. 1121-05-000-004

WHEN RECORDED MAIL TO:

Ernest E. Adler, Esq.
KILPATRICK, ADLER & BULLENTINI
412 N. Division
Carson City, NV 89703

MAIL TAX STATEMENTS TO:

Julie A. Nicholson
2627 Clapham Lane
Minden, NV 89423

QUITCLAIM DEED

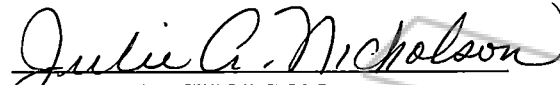
THIS INDENTURE WITNESSETH: That JULIE A. NICHOLSON, does forever quitclaim to JULIE A. NICHOLSON as Trustee for THE NICHOLSON REVOCABLE FAMILY TRUST, dated April 6, 2016, all the certain lot, piece or parcel of land situated in the County of Douglas, State of Nevada, bounded and described as follows:

Leasehold estate as created by that certain lease dated April 24, 2003, made by and between JOHNSON DEVELOPMENT LLC, a Nevada Limited Liability Corporation, as lessor and JULIE A. NICHOLSON, a married woman as her sole and separate property,, as lessee, for the term and upon the terms and conditions contained in said lease recorded April 29, 2003, in Book 0403, Page 14470, as Document No. 574970, Official Records of Douglas County, Nevad.

Lot 121, as set forth on the Record of Survey for PINEVIEW DEVELOPMENT, UNIT NO. 4, filed for record in the office of the Douglas County Recorder on August 28, 2002, in Book 0802, Page 9714, as Document No. 550737 and amended by Record of Survey on December 23, 2002, in Book 1202, Page 10400, as Document No. 561783, of Official Records.

TOGETHER WITH the tenements, hereditaments, and appurtenances thereunto belonging or anywise appertaining.

IN WITNESS WHEREOF, executed on this 6th day of April, 2016.


JULIE A. NICHOLSON

STATE OF NEVADA)
 :SS.
CARSON CITY)

On this 6th day of April, 2016, personally appeared before me, a Notary Public in and for the County and State aforesaid JULIE A. NICHOLSON, known to me to be the person described in and who executed the foregoing instrument, and duly acknowledged to me that she executed the same freely and voluntarily and for the uses and proposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year in this certificate first above written.


NOTARY PUBLIC



STATE OF NEVADA
DECLARATION OF VALUE

- 1. Assessors Parcel Number(s)
 - a) 1121-05-000-004
 - 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: <u>SD Trust Verified</u>	

- 3. Total Value/Sales Price of Property: \$ \$0.00
- Deed in Lieu of Foreclosure Only (value of property) (\$0.00
- 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 # 7
 - b. Explain Reason for Exemption: transferring to a Trust without consideration.

5. Partial Interest: Percentage being transferred: 100 %

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 Julie A. Nicholson Capacity Trustor/Trustee
Signature _____ Capacity _____

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

Print Name: Julie A. Nicholson
Address: 2627 Clapham Lane
City: Minden
State: Nevada Zip: 89423

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

Print Name: The Nicholson Revocable Family Trust
Address: 2627 Clapham Lane
City: Minden
State: Nevada Zip: 89423

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Ernest E. Adler, Esq. Escrow # n/a
Address: 412 N. Division Street
City: Carson City State: Nevada Zip: 89703

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