

16-



KAREN ELLISON, RECORDER

E07

✓

RECORDING REQUESTED BY AND TO BE RETURNED AFTER RECORDING TO:
SCOTT EDWARD DARLING
3697 ARLINGTON AVENUE
RIVERSIDE, CA 92506-3938

MAIL LEGAL NOTICES AND TAX STATEMENTS TO:

Clark and Gloria Reams
9060 Silver Star Ave.
Desert Hot Springs, CA 92240

Documentary Transfer Tax \$ **NONE** No consideration for transfer City of _____
or Unincorporated Area Computed on: X Full value of property conveyed, or X
Computed on full value less liens & encumbrances remaining thereon at time of sale.
Reason for exemption: **Conveyance transfers the grantor's interest into grantor's revocable living trust. Rev. & Tax. Code 11930** Signature of declarant or agent determining tax: *Scott Edward Darling* Firm name: **Scott Edward Darling**

QUITCLAIM DEED

FOR VALUABLE CONSIDERATION, RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, THE FOLLOWING GRANTOR(S): APN#:

Clark L. Reams and Gloria G. Reams, husband and wife as joint tenants with right of survivorship

and in whatever form of name and in whatever capacity Grantor(s) hold title to this property

Hereby remise, Release, and forever Quitclaim to the following Grantee(s):

To the following Trustee(s) of the following trust (or to any successor trustee(s) thereof):

NAME OF TRUSTEE(S): Clark L. Reams and Gloria G. Reams, whose address is:
9060 Silver Star Ave., Desert Hot Springs, CA 92240

NAME OF TRUST: Revocable Trust of Clark L. Reams and Gloria G. Reams

DATE OF TRUST DOCUMENT: June 3, 2015

THE REAL PROPERTY SITUATED AS FOLLOWS:

CITY OF: _____ COUNTY OF: Douglas STATE OF: Nevada

SAID REAL PROPERTY IS DESCRIBED AS FOLLOWS:

See attached legal description:

Date: 1-20-16

Grantor Signature: *Clark L. Reams*
NAME: Clark L. Reams

Date: 1-20-16

Grantor Signature: *Gloria G. Reams*
NAME: Gloria G. Reams

CERTIFICATE OF ACKNOWLEDGMENT OF NOTARY PUBLIC

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: Riverside

On June 3, 2015 before me SS Ryan Michael Darling

a Notary Public personally appeared:

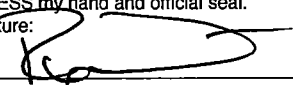
Clark Lenn Reams and Gloria Gean Reams

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:



NOTARY PUBLIC

SEAL:



COPY

EXHIBIT "A" (160)

A timeshare estate comprised of an undivided interest as tenants in common in and to that certain real property and improvements as follows: An undivided 1/1326th interest in and to Lot 160 as shown and defined on TAHOE VILLAGE UNIT No. 1 - 14th AMENDED MAP, recorded September 16, 1996, as Document No. 396458 in Book 996 at Page 2133, Official Records, Douglas County, Nevada; together with those easements appurtenant thereto and such easements and use rights described in the Declaration of Timeshare Covenants, Conditions and Restrictions for THE RIDGE POINTE recorded November 5, 1997, as Document No. 0425591, and subject to said Declaration; with the exclusive right to use said interest, in Lot 160 only, for one Use Period each year in accordance with said Declaration.

A portion of APN: 0000-40-050-450

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 0000-40-050-450
 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
 Other timeshare

| | |
|---------------------------------|-------------|
| FOR RECORDERS OPTIONAL USE ONLY | |
| Book _____ | Page: _____ |
| Date of Recording: _____ | |
| Notes: <u>Set - Trust OK.</u> | |

- 3.a. Total Value/Sales Price of Property \$ 0
 b. Deed in Lieu of Foreclosure Only (value of property (_____)
 c. Transfer Tax Value: \$ 0
 d. Real Property Transfer Tax Due \$ 0

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 7
 b. Explain Reason for Exemption: transfer to trust no consideration

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 Clark Reams Capacity: Grantor
 Signature Paul Reams Capacity: Grantee

SELLER (GRANTOR) INFORMATION
 (REQUIRED)

Print Name: Clark & Gloria Reams
 Address: 9060 Silver Star Ave.
 City: Desert Hot Springs
 State: CA Zip: 92240

BUYER (GRANTEE) INFORMATION
 (REQUIRED)

Print Name: Revocable Trust of
 Address: 9060 Silver Star Ave.
 City: Desert Hot Springs
 State: CA Zip: 92240

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

Print Name: Ryan Darling
 Address: 3697 Arlington Ave.
 City: Riverside, CA 92506

Escrow # _____
 State: _____ Zip: _____