

DOUGLAS COUNTY, NV

2016-886141

RPTT:\$0.00 Rec:\$17.00

\$17.00 Pgs=4

08/16/2016 08:18 AM

KAEMPFER CROWELL

KAREN ELLISON, RECORDER

E04

APN 1220-21-610-264

**GRANTEE:**

Frances L. Finau  
259 Mokuea Street  
Honolulu, HI 96819

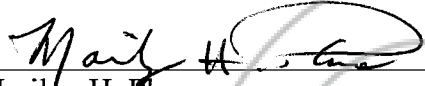
**RECORDING REQUESTED BY  
AND WHEN RECORDED MAIL TO:**

Steven E. Tackes, Esq.  
Kaempfer Crowell  
510 W. Fourth Street  
Carson City, NV 89703

**MAIL TAX STATEMENTS TO:**

Frances L. Finau  
259 Mokuea Street  
Honolulu, HI 96819

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

  
Marilyn H. Planas

**QUITCLAIM DEED (Abandoned easement area)**

THIS INDENTURE is made this 10<sup>th</sup> day of August, 2016, between MARILYN H. PLANAS, single, and FRANCES L. FINAU, wife of Saia Finau, as Joint Tenants, as Grantors and Party of the First Part; and FRANCES L. FINAU, a married woman as her sole and separate property, as Grantee and Party of the Second Part.

**WITNESSETH:**

That the said Party of the First Part, for no consideration, does by these presents remise, release and forever Quitclaim unto the said Party of the Second Part, as aforesaid, all of their interest in the following described certain real property and improvements situated in the County of Douglas, State of Nevada, and more particularly described as follows:

All that certain real property situate in the NE ¼ of Section 21, Township 12 North, Range 20 East, M.D.M., and having an Assessed Parcel Number of 1220-21-610-174 and being a portion of the PUBLIC PARK, as shown on that certain Subdivision Map for Gardnerville Ranchos Unit No. 6, recorded on May 29, 1973 at Page 1026 as Instrument No. 66512, Douglas County, Nevada, and being more particularly described as follows:

Commencing at the Southwest corner of Lot 537 as shown on said Subdivision Map;

THENCE S. 79° 49' 30" W., a distance of 7.51' to a point;

THENCE N. 13° 15' 00" W., a distance of 57.72' to a point;

THENCE N. 70° 38' 41" E., a distance of 7.54 to the Northwest corner of said Lot 537;

THENCE S. 13° 15' 00" E., along the West line of said Lot 537 a distance of 58.92' to the TRUE POINT OF BEGINNING.

Containing 437 sq. ft. more or less.

Basis of Bearings for this description is Book 573, Page 1026, Instrument No. 66512, official records of Douglas County, Nevada.

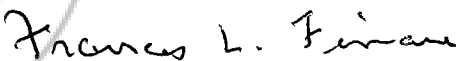
Together with all improvements thereon, and all of the rights, easements and appurtenances thereunto belonging or in anywise appertaining.

Legal description taken from Order of Abandonment recorded September 18, 2003, as Document No. 0590417, in Book 0903, Page 09859.

Property Location: 741 Hornet Drive, Gardnerville Ranchos; APN 1220-21-610-264.

IN WITNESS WHEREOF, the Party of the First Part has caused this conveyance to be executed the day and year hereinabove first written.

  
MARILYN H. PLANAS  
Grantor

  
FRANCES L. FINAU  
Grantor

**ACKNOWLEDGMENT**

STATE OF HAWAII }  
COUNTY OF KAUAI } ss.

On this 9 day of August, 2016, before me, the undersigned, a Notary Public, personally appeared MARILYN H. PLANAS known to me to be the person described herein, who executed the foregoing instrument as Grantor, and acknowledged to me that she executed the same, freely and voluntarily, and for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year hereinabove written.

Debra J Orsatelli  
NOTARY PUBLIC (SEAL)

L.S.

NOTARY PUBLIC CERTIFICATION  
Debra J Orsatelli Fifth Circuit  
Doc Description state of Hawaii  
Declaration of Vendor form  
Quitclaim Deed  
No. of Pages: 5 Date of Doc. Not dated  
Debra J Orsatelli 8-9-16  
Notary Signature Date


L.S.

**ACKNOWLEDGMENT**


STATE OF HAWAII  
COUNTY OF HONOLULU }

On this 10<sup>th</sup> day of August, 2016, before me, the undersigned, a Notary Public, personally appeared FRANCES L. FINAU known to me to be the person described herein, who executed the foregoing instrument as Grantor, and acknowledged to me that she executed the same, freely and voluntarily, and for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year hereinabove written.

  
NOTARY PUBLIC **Agnes Ling** (SEAL)  
No. 13-393  
STATE OF HAWAII

My Commission Expires: **NOV 03 2017**

Doc. Date: undated # Pages 5 pages  
Notary Name: Agnes Ling First Circuit  
Doc. Description Quitclaim Deed  
Assessor Parcel #1220-21-610-264  
 AUG 10 2016  
Notary Signature Date

AGNES LING  
NOTARY PUBLIC  
No. 13-393  
STATE OF HAWAII

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 1220-21-610-264 \_\_\_\_\_
- 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 easement

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sales Price of Property

Deed in Lieu of Foreclosure Only (value of property) \$ 0.00  
 Transfer Tax Value: \$ \_\_\_\_\_  
 Real Property Transfer Tax Due \$ 0.00

**4. If Exemption Claimed:**

- a. Transfer Tax Exemption per NRS 375.090, Section 4
- b. Explain Reason for Exemption: Remove co-owner or joint tenant without consideration  
 Document No. 0701595

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 Marilyn H. Planas Capacity Grantor  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

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

Print Name: Marilyn H. Planas & Frances L. Finau Print Name: Frances L. Finau  
 Address: P.O. Box 732 Address: 259 Mokuia Street  
 City: Kalaheo City: Honolulu  
 State: Hawaii Zip: 96741 State: Hawaii Zip: 96819

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

Print Name: Kaempfer Crowell Law Firm Escrow #: \_\_\_\_\_  
 Address: 510 West Fourth St.  
 City: Carson City State: NV Zip: 89703