

DOUGLAS COUNTY, NV

2016-886718

RPTT:\$0.00 Rec:\$16.00

\$16.00 Pgs=3

08/29/2016 08:32 AM

PREMIUM TITLE AGENCY, INC

KAREN ELLISON, RECORDER

E05

**APN:** 1420-33-212-021

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

Exempt: (5)

**Recording Requested By:**

Franklin Ross Sigari  
1293 Saddlehorn Court  
Minden, NV 89423

**After Recording Mail To:**

Franklin Ross Sigari  
1293 Saddlehorn Court  
Minden, NV 89423

**Send Subsequent Tax Bills To:**

Franklin Ross Sigari  
1293 Saddlehorn Court  
Minden, NV 89423

**SPOUSAL QUITCLAIM DEED**

TITLE OF DOCUMENT

THE SOLE PURPOSE OF THIS QUITCLAIM DEED IS TO RELINQUISH ANY POSSIBLE COMMUNITY INTEREST THAT GRANTOR MAY HAVE OR MAY ACQUIRE IN THE FUTURE.

THIS INDENTURE WITNESSETH THAT, **Linda O'Rita Sigari**, spouse of the herein GRANTEE, FOR GOOD AND VALUABLE CONSIDERATION, does hereby REMISE, RELEASE AND FOREVER QUITCLAIM to **Franklin Ross Sigari, a married man as his sole and separate property**, whose address is 1293 Saddlehorn Court, Minden, Nevada, 89423

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: **1293 Saddlehorn Court  
Minden, Nevada 89423**

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 18th day of August, 2016.

Linda O'Rita Sigari  
Linda O'Rita Sigari

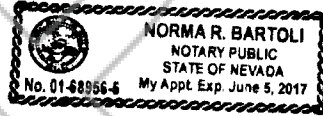
STATE OF Nevada )  
COUNTY OF Douglas ) ss

This instrument was acknowledged before me, this 18th day of August, 2016, by **Linda O'Rita Sigari**.

NOTARY STAMP/SEAL

Norma R. Bartoli  
Notary Public

Notary Public  
Title and Rank  
My Commission Expires: 6/5/17



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

ALL THAT REAL PROPERTY SITUATE IN THE COUNTY OF DOUGLAS, STATE OF NEVADA,  
DESCRIBED AS FOLLOWS:

LOT 133, IN BLOCK B, AS SET FORTH ON THE FINAL MAP OF WILDHORSE UNIT NO. 4, A  
PLANNED COMMUNITY; FILED IN OFFICE OF THE DOUGLAS COUNTY RECORDER ON  
12/31/1990 IN BK 1290, PG 3944 AS DOC NO. 241974; AND LAST FILED ON 7/26/1995 IN  
BK 795, PG. 3841 AS DOC. NO. 366853.

Per NRS 111.312 - The Legal Description appeared previously in **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) 1420-33-212-021  
 b) \_\_\_\_\_  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

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: \_\_\_\_\_

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument #:	_____
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value /Sales Price of Property:                      \$ 75.041  
 Deed in Lieu of Foreclosure Only (value of property)    ( \_\_\_\_\_ )  
 Transfer Tax Value:    \$ 75.041  
 Real Property Transfer Tax Due:                                      \$ 0.00

4. **If Exemption Claimed:**  
 a. Transfer Tax Exemption per NRS 375.090, Section 5  
 b. Explain Reason for Exemption: **A transfer of title between spouses**

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: Linda O'Rita Sigari                                      Capacity: Grantor  
 Signature: Franklin Ross Sigari                                      Capacity: Grantee

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

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

Print Name: **Linda O'Rita Sigari**  
 Address: **1293 Saddlehorn Court**  
 City: **Minden**  
 State: **Nevada**                      Zip: **89423**

Print Name: **Franklin Ross Sigari**  
 Address: **1293 Saddlehorn Court**  
 City: **Minden**  
 State: **Nevada**                      Zip: **89423**

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

Print Name: Premium Title Agency, Inc  
 Address: 701 E Santa Clara St. #28  
 City, State, Zip: Ventura, CA 93001

Escrow #: L1-1607-NV-3039676

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