NANCY REY JACKSON LTD

Rec:\$15.00 Total:\$15.00

09/01/2016 02:01 PM

Pac=3

Assessor's Parcel Number: 1319-03-413-001

Recording Requested by: Nancy Rey Jackson, Ltd. 1591 Mono Avenue Minden, NV 89423 00042129201608870220030036

KAREN ELLISON, RECORDER

F10

Grantor's Address is & Mail Tax Statements to: Steven J. Hebert P.O. Box 866 Genoa, NV 89411

DEED UPON DEATH

I, Steven J. Hebert, hereby convey to my sister, Lisa M. Kirkland, effective on my death, all right, title and interest in the real property commonly known as 2400 Genoa Meadows Circle, in the City of Genoa, County of Douglas, State of Nevada, and more particularly described as:

See Legal Description attached hereto as EXHIBIT A

Together with all improvements, tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

THIS DEED IS REVOCABLE. THIS DEED DOES NOT TRANSFER ANY OWNERSHIP UNTIL THE DEATH OF THE GRANTOR(S). THIS DEED REVOKES ALL PRIOR DEEDS BY THE GRANTOR(S) WHICH CONVEY THE SAME REAL PROPERTY PURSUANT TO NRS 111.655 TO 111.699, INCLUSIVE, REGARDLESS OF WHETHER THE PRIOR DEEDS FAILED TO CONVEY THE ENTIRE INTEREST OF THE GRANTOR(S) IN THE SAME REAL PROPERTY.

THE UNDERSIGNED HEREBY AFFIRMS THAT THIS DOCUMENT SUBMITTED FOR RECORDING DOES NOT CONTAIN A SOCIAL SECURITY NUMBER AND 239B.030

Dated this 3/ day of August, 2016.

STEVEN I. HEBERT

STATE OF NEVADA

COUNTY OF DOUGLAS

This instrument was acknowledged before me, a Notary Public, on August <u>31</u>, 2016,

by Steven J. Hebert.

NANCY REY JACKSON

Notary Public, State of Nevada

Appointment No. 93-2078-5

My Appt. Expires Dec 17, 2016

) ss.

Notary Public

EXHIBIT A APN 1319-03-413-001

Lot 36, Block B, as set forth on the final map for GENOA LAKES PHASE 4 a Planned Unit Development, recorded May 8, 2000 in Book 0500 of Official Recorded at Page 1613, Douglas County, Nevada as Document No. 491480

Reserving for the benefit of GENOA LAKES HOMEOWNERS ASSOCIATION, a non-exclusive easement over, under and across said lot from the exterior boundary of said lot to the exterior surface of any wall, patio or other structure that now exists or may exist, or may be constructed on said lot. Said easement is for the purpose of installation, maintenance and replacement of landscaping. Said landscape easement excludes the right to use or impact in any manner any wall of said residence.

BEING THE SAME PARCEL CONVEYED TO GRANTOR BY VIRTUE OF A DEED RECORDED ON 08/03/2001, IN BOOK 0801, AT PAGE 0654, AS INSTRUMENT NO. 0519862, COUNTY OF DOUGLAS, STATE OF NEVADA, SAID INSTRUMENT CONTAINING THE SAME ABOVE LEGAL DESCRIPTION.

STATE OF NEVADA	
DECLARATION OF VALUE	
1. Assessor Parcel Number(s)	\wedge
a) 1319-03-413-001	
b)	\ \
c)	\ \
d)	\ \
2	\ \
2. Type of Property:	\ \
a)	Res.
c) Condo/Twnhse d) 2-4 Plex	FOR RECORDERS OPTIONAL USE ONLY
e) Apt. Bldg f) Comm'l/Ind'	BOOKPAGE
g) Agricultural h) Mobile Hom	DATE OF RECORDING:
i) Other	NOTES:
3. Total Value/Sales Price of Property:	
Deed in Lieu of Foreclosure Only (value of proper	tv) (
Transfer Tax Value:	\$
Real Property Transfer Tax Due:	\$
4. If Exemption Claimed:	
a. Transfer Tax Exemption per NRS 375.09	0, Section # 10
	eyance of real property by deed which becomes
effective upon the death of the Grant	or - NRS 111.655 to 111.699, inclusive
5. Partial Interest: Percentage being transferred	%
	er penalty of perjury, pursuant to NRS 375.060 and NRS
	o the best of their information and belief, and can be
supported by documentation if called upon to sub	stantiate the information provided herein. Furthermore, the
parties agree that disallowance of any claimed exe	emption, or other determination of additional tax due, may
result in a penalty of 10% of the tax due plus inter	est at 1% per month.
Durguent to NDC 275 020 the Durger and Calley shall be	totake and annually light for any different and a
	jointly and severally liable for any additional amount owed.
Signature lang leg but	Capacity Attorney for Grantor
Signature	Capacity
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(REQUIRED)	(REQUIRED)
Steven J. Hebert	Steven J. Hebert
Print Name:	Print Name:
Address: P.O. Box 866	Address: P.O. Box 866
City: Genoa	City: Genoa
State: NV Zip: 89411	State: NV Zip: 89411
COMPANY/PERSON REQUESTING RECORDING	}
(required if not the seller or buyer)	-
Print Name: Nancy Rey Jackson, Ltd.	Escrow # Tel. No. (775) 782-4611
Address: 1591 Mono Avenue	
City: Minden State:	NV Zip: 89423
	M MAY BE RECORDED/MICROFILMED)