

DOUGLAS COUNTY, NV

2016-887497

RPTT:\$0.00 Rec:\$16.00

\$16.00 Pgs=3

09/13/2016 12:46 PM

TITLE SOURCE, INC.

KAREN ELLISON, RECORDER

E07

APN: 1419-01-701-012

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

Exempt: (7)

Recording Requested By:

Gary Alan Baugh
3671 Cindy's Trail
Carson City, Nevada

After Recording Mail To:

Gary and Michele Baugh
3671 Cindy's Trail
Carson City, Nevada 89705

Send Subsequent Tax Bills To:

Gary and Michele Baugh
3671 Cindy's Trail
Carson City, Nevada 89705

③ 62012562-3599692

QUITCLAIM DEED

TITLE OF DOCUMENT

THIS INDENTURE WITNESSETH THAT, **Gary Alan Baugh and Michele Helene Baugh, husband and wife, as joint tenants with right of survivorship and not as tenants in common**, FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do(es) hereby REMISE, RELEASE AND FOREVER QUITCLAIM to **Gary Alan Baugh and Michele Helene Baugh, Trustees and their Successors, under The Baugh Family Trust U/D/T June 18, 2008**, whose address is 3671 Cindy's Trail, Carson City, Nevada 89705,

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.

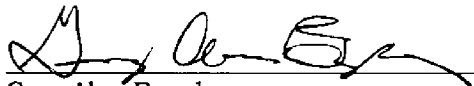
MORE commonly known as: **3671 Cindy's Trail, Carson City, Nevada 89705**

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.

(Attached to and becoming a part of Quitclaim Deed dated: 8-10-16 between Gary Alan Baugh and Michele Helene Baugh, husband and wife, as joint tenants with right of survivorship and not as tenants in common, as Seller(s) and Gary Alan Baugh and Michele Helene Baugh, Trustees and their Successors, under The Baugh Family Trust U/D/T June 18, 2008, as Purchaser(s).)

WITNESS my/our hands, this 10 day of AUGUST, 2016.


Gary Alan Baugh


Michele Helene Baugh

STATE OF NEVADA)
COUNTY OF DOUGLAS) ss

This instrument was acknowledged before me, this 10th day of AUGUST, 2016, by **Gary Alan Baugh and Michele Helene Baugh.**

NOTARY STAMP/SEAL

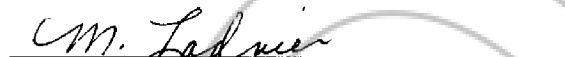

Notary Public M. Ladnier
NOTARY PUBLIC
Title and Rank
My Commission Expires: 02/18/2020



EXHIBIT "A"
LEGAL DESCRIPTION

LAND SITUATED IN THE COUNTY OF DOUGLAS IN THE STATE OF NV

ALL THAT PORTION OF THE EAST HALF OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 1, TOWNSHIP 14 NORTH, RANGE 19 EAST, M.D.B. &M., DESCRIBED AS FOLLOWS:

COMMENCING AT A FOUND BRASS CAP MARKING THE SECTION CORNER COMMON TO SECTIONS 1, 6, 7, AND 12, IN TOWNSHIP 14 NORTH, RANGE 19 EAST AND 14 NORTH, RANGE 20 EAST; THENCE ALONG THE EAST LINE OF SAID SECTION 1, NORTH 0° 05' 45" WEST A DISTANCE OF 2,642.16 FEET; THENCE SOUTH 89° 23' 30" WEST A DISTANCE OF 971.10 FEET; THENCE SOUTH 0° 05' 45" EAST A DISTANCE OF 352.00 FEET TO THE TRUE POINT OF BEGINNING; THENCE FROM THE TRUE POINT OF BEGINNING NORTH 89° 23' 30" EAST A DISTANCE OF 226.87 FEET; THENCE SOUTH 0° 05' 45" EAST A DISTANCE OF 176.00 FEET; THENCE SOUTH 89° 23' 30" WEST A DISTANCE OF 226.87 FEET; THENCE NORTH 0° 05' 45" WEST A DISTANCE OF 176.00 FEET TO THE POINT OF BEGINNING.

SAID PARCEL ALSO BEING KNOWN AS PARCEL 1, SHOWN ON THE RECORD OF SURVEY FILED IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER ON JANUARY 22, 1973 AS DOCUMENT NO. 63803.

Per NRS 111.312 - The Legal Description appeared previously in **Deed**, recorded on 08/24/2016, as Book , Page , Document No. 2016-886512 in Douglas County Records, Douglas County, Nevada.

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1419-01-701-012
 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: <u>Verified Trust Cert - JS</u>	

3. Total Value /Sales Price of Property: \$0.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 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: Transfers without consideration to or from a trust (Trust certificate required)

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: [Signature] Capacity: GRANTOR
 Signature: [Signature] Capacity: GRANTEE

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: **Gary Alan Baugh**
 Address: **3671 Cindy's Trail**
 City: **Carson City**
 State: **Nevada** Zip: **89705**

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: **The Baugh Family Trust**
 Address: **3671 Cindy's Trail**
 City: **Carson City**
 State: **Nevada** Zip: **89705**

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

Print Name: **TSI - Recording Department** Escrow #: **62012562**
 Address: **662 Woodward Avenue**
 City, State, Zip: **Detroit, Michigan 48226**

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