

DOUGLAS COUNTY, NV

2017-893524

RPTT:\$0.00 Rec:\$16.00

\$16.00 Pgs=3

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PATRICIA ZAMORA, ATTORNEY AT LAW

KAREN ELLISON, RECORDER

E07

RECORDING COVER PAGE

(Must be typed or printed clearly in BLACK ink only
and avoid printing in the 1" margins of document)

APN# 1420-08-211-067

(11 digit Assessor's Parcel Number may be obtained at:
<http://redrock.co.clark.nv.us/assrrealprop/ownr.aspx>)

TITLE OF DOCUMENT

(DO NOT Abbreviate)

TRUST TRANSFER GRANT DEED

Document Title on cover page must appear EXACTLY as the first page of the document
to be recorded.

RECORDING REQUESTED BY:

Raul Urueta Ontiveros and Guadalupe Ontiveros

RETURN TO: Name Patricia Zamora, Attorney At Law

Address 11017 Paramount Blvd

City/State/Zip Downey, CA 90241

MAIL TAX STATEMENT TO: (Applicable to documents transferring real property)

Name Raul U. Ontiveros and Guadalupe Ontiveros, Co-Trustees

ONTIVEROS 2016 REVOCABLE TRUST

Address 4847 Astor Avenue

City/State/Zip City of Commerce, CA 90040

This page provides additional information required by NRS 111.312 Sections 1-2.

An additional recording fee of \$1.00 will apply.

To print this document properly, do not use page scaling.

Using this cover page does not exclude the document from assessing a noncompliance fee.

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RECORDING REQUESTED BY:

Raul Urueta Ontiveros and
Guadalupe Ontiveros

WHEN RECORDED MAIL TO

AND MAIL TAX STATEMENTS TO:

Raul Urueta Ontiveros and Guadalupe Ontiveros,
Co-Trustees
ONTIVEROS 2016 REVOCABLE TRUST
4847 Astor Avenue
City of Commerce, CA 90040

Space Above This Line For Recorder's Use Only

TRUST TRANSFER GRANT DEED

THE UNDERSIGNED GRANTOR(S) DECLARE(S):

DOCUMENTARY TRANSFER TAX is \$ - NONE - . CITY TAX \$ - NONE - .

Computed on full value of property conveyed, or Computed on full value less value of liens or encumbrances remaining at time of sale or transfer.

Unincorporated area: City of: CARSON CITY, and

"This conveyance transfers the grantor's interest into his or her Revocable Trust, R & T 11911".

Excluded from Reappraisal Under Transfer Tax Exemption per NRS 375.090, Section 07.

This Conveyance does not constitute a "change of ownership" R & T 62,

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Raul Urueta Ontiveros (a/k/a: Raul Ontiveros) and Guadalupe Ontiveros, Husband and Wife

hereby GRANT(s) to:

Raul Urueta Ontiveros and Guadalupe Ontiveros, Co-Trustees of the ONTIVEROS 2016 REVOCABLE TRUST, dated October 25, 2016

the following described real property in the County of DOUGLAS, State of Nevada (Assessor's Parcel No. 1420-08-211-067):

LOT 11, IN BLOCK G, AS SET FORTH ON THE FINAL MAP OF SUNRIDGE HEIGHTS, PHASES 4 & 5A, A PLANNED UNIT DEVELOPMENT, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON JULY 1, 1994, IN BOOK 794, PAGE 1, AS DOCUMENT NO. 340968.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

(Also Known as: 1007 Ridgeview Drive, Carson City, NV 89705).

Dated: October 25, 2016

Raul Ontiveros
Raul Urueta Ontiveros, Grantor
(a/k/a: Raul Ontiveros)

Guadalupe Ontiveros
Guadalupe Ontiveros, Grantor

NOTARIAL ACKNOWLEDGEMENT

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 Los Angeles }

On October 25, 2016 before me, Martha Meza, a Notary Public, personally appeared Raul Urueta Ontiveros and Guadalupe Ontiveros, who proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons 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 [Handwritten Signature] (Seal)



(Property Address: 1007 Ridgeview Drive, Carson City, NV 89705
(Assessor's Parcel No. 1420-08-211-067)):

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a. 1420-08-211-067
- 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

FOR RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: Trust OK BC	

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 07
- b. Explain Reason for Exemption: Transfer without consideration to the ONTIVEROS 2016 REVOCABLE TRUST, dated October 25, 2016

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 Raul Ontiveros Capacity: Grantor

Signature Guadalupe Ontiveros Capacity: Grantor

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Raul Urueta Ontiveros, Grantor
Address: 4847 Astor Avenue
City: City of Commerce
State: CA Zip: 90040

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Raul U. Ontiveros, Co-Trustee
Address: 4847 Astor Avenue
City: City of Commerce
State: CA Zip: 90040

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

Print Name: Patricia Zamora, Attorney at L
Address: 11017 Paramount Blvd.
City: Downey

Escrow # _____
State: CA Zip: 90241