

6242684388581

APN: 122017101004
R.P.T.T.: \$0.00
Exempt: (7)

DOUGLAS COUNTY, NV
RPTT:\$0.00 Rec:\$16.00
\$16.00 Pgs=3
TITLE SOURCE, INC.
KAREN ELLISON, RECORDER
2017-894457
02/08/2017 03:46 PM
E07

Recording Requested By:
Deidre A. Chaney
1021 Centerville Lane
Gardnerville, Nevada 89460

After Recording Mail To:
Deidre A. Chaney
1021 Centerville Lane
Gardnerville, Nevada 89460

Send Subsequent Tax Bills To:
Deidre A. Chaney
1021 Centerville Lane
Gardnerville, Nevada 89460

QUITCLAIM DEED
TITLE OF DOCUMENT

THIS INDENTURE WITNESSETH THAT, **Deidre A. Chaney, an unmarried woman,** FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do(es) hereby REMISE, RELEASE AND FOREVER QUITCLAIM to **Deidre A. Chaney, Trustee of the Duckworth Family Trust u/t/d January 17, 2007,** whose address is 1021 Centerville Lane, Gardnerville, Nevada 89460,

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: **1021 Centerville Lane, Gardnerville, Nevada 89460**

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 January 17, 2017 between Deidre A. Chaney, an unmarried woman, as Seller(s) and Deidre A. Chaney, Trustee of the Duckworth Family Trust u/t/d January 17, 2007, as Purchaser(s).)

WITNESS my/our hands, this 20th day of January, 2017.

Deidre A Chaney
Deidre A. Chaney

STATE OF NEVADA)

COUNTY OF DOUGLAS) ss

This instrument was acknowledged before me, this 20th day of JANUARY, 2017, by Deidre A. Chaney.

NOTARY STAMP/SEAL

James D. Pike
Notary Public
Notary Public
Title and Rank
My Commission Expires: 12-30-2019

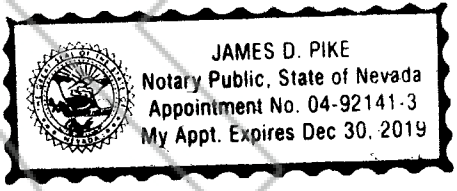


EXHIBIT A - LEGAL DESCRIPTION

Tax Id Number(s): 122017101004

Land Situated in the County of Douglas in the State of NV

A PIECE OR PARCEL OF LAND LOCATED IN A PORTION OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 12 NORTH, RANGE 20 EAST, M.D.B.& M., DOUGLAS COUNTY, NEVADA, AND MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS, TO-WIT:

BEGINNING AT A POINT AT THE NORTHWEST CORNER OF THE PARCEL ON THE SOUTH RIGHT-OF-WAY LINE OF THE STATE HIGHWAY FROM GARDNERVILLE TO CENTERVILLE, SAID POINT BEING NORTH 0 DEGREES 21 MINUTES 30 SECONDS WEST, A DISTANCE OF 2629.20 FEET AND NORTH 89 DEGREES 36 MINUTES 30 SECONDS EAST, A DISTANCE OF 435.60 FEET FROM ONE-QUARTER CORNER COMMON TO SECTIONS 17 AND 18, TOWNSHIP 12 NORTH, RANGE 20 EAST, SAID CORNER BEING A PIPE SET IN GROUND AT A PROPERTY FENCE CORNER; THENCE FROM THE POINT OF BEGINNING NORTH 89 DEGREES 36 MINUTES 30 SECONDS EAST, ALONG THE SOUTH RIGHT-OF-WAY LINE OF SAID HIGHWAY DISTANCE OF 143.00 FEET TO THE NORTHEAST CORNER OF THE PARCEL; THENCE SOUTH 0 DEGREES 23 MINUTES 30 SECONDS EAST, A DISTANCE OF 175.00 FEET TO THE SOUTHEAST CORNER OF THE PARCEL; THENCE SOUTH 89 DEGREES 36 MINUTES 30 SECONDS WEST, A DISTANCE OF 143.00 FEET TO THE SOUTHWEST CORNER OF THE PARCEL; THENCE NORTH 0 DEGREES 23 MINUTES 30 MINUTES WEST, A DISTANCE OF 175.00 FEET TO THE POINT OF BEGINNING.

THE PROPERTY ADDRESS AND TAX PARCEL IDENTIFICATION NUMBER LISTED ARE PROVIDED SOLELY FOR INFORMATIONAL PURPOSES.

By Deed From Deidre Ann Chaney, also known as Deidre A. Chaney, an unmarried woman to Deidre A. Chaney, Trustee of the Duckworth Family Trust u/t/d January 17, 2007 dated January 17, 2007, recorded on January 29, 2007 at Instrument Number 0693891.

NOTE: The Company is prohibited from insuring the area or quantity of the land. The Company does not represent that any acreage or footage calculations are correct. References to quantity are for identification purposes only.

Commonly known as: 1021 Centerville Ln , Gardnerville, NV 89460-9725

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

FOR RECORDER'S OPTIONAL USE ONLY
 Document/Instrument #: _____
 Book: _____ Page: _____
 Date of Recording: _____
 Notes: **SG - Trust OK**

1. Assessor Parcel Number(s)
 a) 122017101004
 b) _____
 c) _____
 d) _____

2. Type of Property:
 a) ___ Vacant Land b) X Single Fam. Res.
 c) ___ Condo/Townhouse d) ___ 2-4 Plex
 e) ___ Apt. Bldg f) ___ Comm'l/Ind'l
 g) ___ Agricultural h) ___ Mobile Home
 ___ Other: _____

3. Total Value /Sales Price of Property: \$ _____
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$ _____
 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 a trust

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: Deidre A Chaney capacity: Grantor

Signature: Deidre A Chaney capacity: Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: **Deidre A. Chaney**
 Address: **1021 Centerville Lane**
 City: **Gardnerville**
 State: **Nevada** Zip: **89460**

Print Name: **Duckworth Family Trust**
 Address: **1021 Centerville Lane**
 City: **Gardnerville**
 State: **Nevada** Zip: **89460**

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

Print Name: Title Source, Inc.
 Address: 662 Woodward Avenue
 City, State, Zip: Detroit, Michigan 48226

Escrow #: 62421684

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