

DOUGLAS COUNTY, NV

2017-897661

RPTT:\$0.00 Rec:\$15.00

\$15.00 Pgs=2

04/21/2017 02:03 PM

TIMIOS, INC.

KAREN ELLISON, RECORDER

E07

APN: 1420-08-414-009

Prepared By:
Timios, Inc.

5716 Corsa Ave., Suite 102

Westlake Village, CA 91362

Phone: (877) 884-6467

Mail Tax Statements and After Recording Return To:

BENJAMIN SWANSON
3446 LONG DR
MINDEN, NV 89423

QUITCLAIM DEED

In consideration of \$0.00, receipt of which is acknowledged SWANSON-URBAN TRUST, DATED JANUARY 13, 2015 does hereby quitclaim to

BENJAMIN SWANSON AND SHARON URBAN, HUSBAND AND WIFE AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP the real property in the County of DOUGLAS, State of Nevada, described as:

THE REAL PROPERTY SITUATED IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, DESCRIBED AS FOLLOWS: LOT 23, IN BLOCK C, AS SET FORTH ON THAT CERTAIN FINAL MAP LDA #99-054-03 SUNRIDGE HEIGHTS III, PHASE 3, A PLANNED UNIT DEVELOPMENT, RECORDED IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER ON JUNE 5, 2000, IN BOOK 0600, PAGE 880, AS DOCUMENT NO. 493409, AND BY CERTIFICATE OF AMENDMENT RECORDED NOVEMBER 3, 2000, IN BOOK 1100, PAGE 470, AS DOCUMENT NO. 502691. PARCEL: 1420-08-414-009 BEING THE SAME PROPERTY CONVEYED TO SWANSON-URBAN TRUST, DATED JANUARY 13, 2015 BY DEED FROM BENJAMIN SWANSON, A UNMARRIED MAN RECORDED 01/26/2015 IN DEED INSTRUMENT NO. 2015-356034, IN THE DOUGLAS COUNTY, NEVADA, RECORDER'S OFFICE.

Dated: 2-6-17

[Signature]
BENJAMIN SWANSON, TRUSTEE

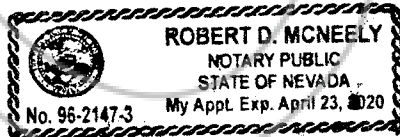
[Signature]
SHARON ~~URBANK~~ TRUSTEE
URBAN *SDM*

STATE OF NEVADA)
) ss
COUNTY OF DOUGLAS)

On 3/6/2017 before me, the undersigned, a Notary Public in and for said County and State, personally appeared URBAN *SDM*
BENJAMIN SWANSON, TRUSTEE & SHARON URBANK, TRUSTEE
known to me to be the person described in and who executed the foregoing instrument, who acknowledged to me that he executed the same freely and voluntarily and for the uses and purposes therein mentioned.
WITNESS my hand and official seal.

[Signature]

Notary Public in and for Said County and State
ESCROW NO.: 1433290
ORDER NO.: _____



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1420-08-414-009
 b. _____
 c. _____
 d. _____

2. Type of Property:
- | | |
|--|---|
| a. <input type="checkbox"/> Vacant Land | b. <input checked="" type="checkbox"/> Single Fam. Res. |
| c. <input type="checkbox"/> Condo/Twnhse | d. <input type="checkbox"/> 2-4 Plex |
| e. <input type="checkbox"/> Apt. Bldg | f. <input type="checkbox"/> Comm'l/Ind'l |
| g. <input type="checkbox"/> Agricultural | h. <input type="checkbox"/> Mobile Home |
| <input type="checkbox"/> Other | |

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: Trust OK BC	

3. a. Total Value/Sales Price of Property \$ 0.00
 b. Deed in Lieu of Foreclosure Only (value of property) (0.00)
 c. Transfer Tax Value: \$ 0.00
 d. 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: TRANSFER FROM A TRUST TO HUSBAND AND WIFE WITHOUT CONSIDERATION

5. Partial Interest: Percentage being transferred: 100.00 %
 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 _____ Capacity AGENT
 Signature _____ Capacity AGENT

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Swanson-Urban Trust, dated 01/16/15
 Address: 3446 Long Dr
 City: Minden
 State: NV Zip: 89423

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Benjamin Swanson and Sharon*
 Address: 3446 Long Dr
 City: Minden
 State: NV Zip: 89423

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: Emily McClellan Escrow #: 1444290
 Address: 4955 STEUBENVILLE PIKE
 City: PITTSBURGH State: PA Zip: 15205