

DOUGLAS COUNTY, NV

2017-906666

RPTT:\$0.00 Rec:\$35.00

\$35.00 Pgs=3

11/08/2017 08:31 AM

TITLE SOURCE, INC.

KAREN ELLISON, RECORDER

E07

APN: 1319-03-414-004

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

Exempt: (7)

Recording Requested By:

Michael Woods
2468 Genoa Meadows Circle
Genoa, NV 89411

After Recording Mail To:

Michael and Mary Woods
2468 Genoa Meadows Circle
Genoa, NV 89411

Send Subsequent Tax Bills To:

Michael and Mary Woods
2468 Genoa Meadows Circle
Genoa, NV 89411

QUITCLAIM DEED

3

63782824-4270289

TITLE OF DOCUMENT

3389511408

THIS INDENTURE WITNESSETH THAT, **Michael Woods and Mary Woods, husband and wife, as community property with right of survivorship**, FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do(es) hereby REMISE, RELEASE AND FOREVER QUITCLAIM to **Michael Woods and Mary Woods, Trustees of The Woods Family Trust, dated March 3, 2000**, whose address is 2468 Genoa Meadows Circle, Genoa, Nevada 89411.

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: **2468 Genoa Meadows Circle, Genoa, Nevada 89411**

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 October 24, 2017, between Michael Woods and Mary Woods, husband and wife, as community property with right of survivorship, as Seller(s) and Michael Woods and Mary Woods, Trustees of The Woods Family Trust, dated March 3, 2000, as Purchaser(s).)

WITNESS my/our hands, this 24th day of October, 2017.

Michael Woods

Michael Woods

Mary Woods

Mary Woods

STATE OF NEVADA)

COUNTY OF DOUGLAS)

SS

This instrument was acknowledged before me, this 24th day of OCTOBER, 2017, by **Michael Woods and Mary Woods**.

NOTARY STAMP/SEAL

Benedicia Price

Notary Public

NOTARY PUBLIC

Title and Rank

My Commission Expires: 6/11/2019

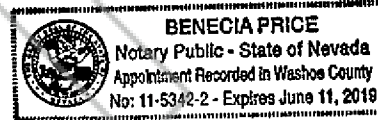


EXHIBIT "A"
LEGAL DESCRIPTION

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

LOT 3, IN BLOCK D, AS SET FORTH ON THE FINAL MAP FOR HIGH MEADOWS UNIT NO. 2, GENOA LAKES PHASE 4, A PLANNED UNIT DEVELOPMENT, RECORDED JUNE 24, 2002 IN BOOK 0602 OF OFFICIAL RECORDS AT PAGE 7600, DOUGLAS COUNTY NEVADA AS DOCUMENT NO. 545421.

Per NRS 111.312 – The Legal Description appeared previously in **Quitclaim Deed**, recorded on 11/01/2017, as Book ----, Page ---, Document No. 2017-906415 in Douglas County Records, Douglas County, Nevada.

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

FOR RECORDER'S OPTIONAL USE ONLY

Document/Instrument #: _____
 Book: _____ Page: _____
 Date of Recording: _____
 Notes: Verified Trust - JS

1. Assessor Parcel Number(s)
 a) 1319-03-414-004
 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
XX Other: PUD

3. Total Value /Sales Price of Property: \$ 0.00
 Deed in Lieu of Foreclosure Only (value of property) (0.00)
 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 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: Michael Woods Capacity: Grantor
 Signature: Michael Woods, Trustee Capacity: Trustee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: **Michael Woods and Mary Woods**
 Address: **2468 Genoa Meadows Circle**
 City: **Genoa**
 State: **Nevada** Zip: **89411**

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: **The Woods Family Trust**
 Address: **2468 Genoa Meadows Circle**
 City: **Genoa**
 State: **Nevada** Zip: **89411**

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

Print Name: Title Source, Inc. Escrow #: 63782824
 Address: 662 Woodward Avenue
 City, State, Zip: Detroit, MI 48226

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