

Richard Michael Hansen  
Alexandra Rae Hansen  
2454 Calle Roble  
Thousand Oaks, California 91360



KAREN ELLISON, RECORDER E07

--- Mail Tax Statements To: ---

Richard Michael Hansen  
Alexandra Rae Hansen  
2454 Calle Roble  
Thousand Oaks, California 91360

APN: 1220-21-810-166

### QUITCLAIM DEED

**FOR A VALUABLE CONSIDERATION**, receipt of which is hereby acknowledged, RICHARD M. HANSEN and ALEXANDRA RAE HANSEN hereby **REMISE, RELEASE AND FOREVER QUITCLAIM** to RICHARD M. HANSEN and ALEXANDRA R. HANSEN, TRUSTEES OF THE HANSEN FAMILY TRUST DATED MARCH 13, 2018, the following described real property located in the County of Douglas, State of Nevada, commonly known as 624 Adaline Way, Gardnerville, Nevada 89460, and more particularly described as follows:

LOT 279, AS SHOWN ON THE MAP OF GARDNERVILLE RANCHOS UNIT NO. 7, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON MARCH 27, 1974, IN BOOK 374, PAGE 676, AS FILE NO. 72456.

Dated March 13, 2018

*Richard M. Hansen*  
RICHARD M. HANSEN  
*Alexandra Rae Hansen*  
ALEXANDRA RAE HANSEN

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.

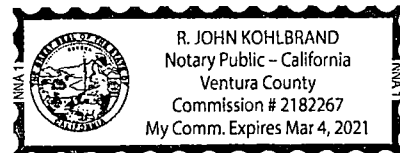
State of California ]  
County of Ventura ]

On March 13, 2018, before me, R. JOHN KOHLBRAND, Notary Public, personally appeared RICHARD MICHAEL HANSEN and ALEXANDRA RAE HANSEN who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I hereby declare under penalty of perjury under the law of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

*[Handwritten signature]*



MAIL ALL TAX STATEMENTS TO THE ABOVE ADDRESS

# STATE OF NEVADA DECLARATION OF VALUE

**1. Assessor Parcel Number (s)**

- a) 1220 21 810 166
- 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     |
| i) <input type="checkbox"/> | Other        |  |                 |

<p><b>FOR RECORDERS OPTIONAL USE ONLY</b></p> <p>Notes: <u>Identified Trust - J</u></p>
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**3. Total Value/Sales Price of Property:**

Deed in Lieu of Foreclosure Only (value of property) \$ n/a

Transfer Tax Value: \$ \_\_\_\_\_

Real Property Transfer Tax Due: \$ \_\_\_\_\_

**4. If Exemption Claimed:**

- a. Transfer Tax Exemption, per NRS 375.090, Section: NRS 375.090 7.
- b. Explain Reason for Exemption: transfer of title to or from a trust without consideration if a certificate of trust is presented at time of transfer.

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 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 Richard & Alexandra Hansen Capacity Seller/Buyer/TIEE

Signature Alexandra Hansen Capacity Seller/Buyer/TIEE

**SELLER (GRANTOR) INFORMATION**

(REQUIRED)

Print Name: Richard & Alexandra Hansen

Address: 2454 Calle Roble

City: Thousand Oaks

State: CA Zip: 91360

**BUYER (GRANTEE) INFORMATION**

(REQUIRED)

Print Name: Hansen Family Trust Dated March 13, 2018

Print Name: Richard & Alexandra Hansen, TIEES

Address: 2454 Calle Roble

City: Thousand Oaks

State: CA Zip: 91360

**COMPANY/PERSON REQUESTING RECORDING**

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: R. JOHN KOHLBRAND, ESQ. Escrow # \_\_\_\_\_

Address: 3075 E. Thousand Oaks Blvd., #103

City: Westlake Village State: CA Zip: 91362-3402

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)