

DOUGLAS COUNTY, NV

2018-912988

RPTT:\$0.00 Rec:\$35.00

\$35.00 Pgs=4

04/16/2018 03:30 PM

SYNRGO, INC. BREA

KAREN ELLISON, RECORDER

E05

A.P.N.: 1320-25-001-008  
File No: 8936141n (IA)

When Recorded Return and Send Tax Statements To:  
Lonnie O'neal  
1814 TY LN  
MINDEN, NEVADA 89423

R.P.T.T.: \$

### QUITCLAIM DEED

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

**LONNIE O'NEAL, A MARRIED MAN**

do(es) hereby RELEASE AND FOREVER QUITCLAIM to

**LONNIE O'NEAL AND MARY JANE O'NEAL, HUSBAND AND WIFE AS JOINT TENANTS**

all the right, title, and interest of the undersigned in and to the real property situate in the County of **DOUGLAS**, State of **Nevada**, described as follows:

**PARCEL A AS SET FORTH ON THE PARCEL MAP FOR WILLIAM P. SIMPSON AND ROSALIE SIMPSON LOCATED IN THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 25, TOWNSHIP 13 NORTH, RANGE 20 EAST, M. D. B. & M., FILED FOR RECORD DECEMBER 3, 1979, IN BOOK 1279, PAGE 1, DOCUMENT NO. 39248, OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA.**

The purpose of this Quitclaim document is to relinquish any possible community interest that grantor may have or may acquire in the future.

*Lonnie O'neal* 4-9-18  
\_\_\_\_\_  
LONNIE O'NEAL Date

\_\_\_\_\_  
Date

STATE OF NEVADA )  
 )  
 ) :SS.  
 )  
COUNTY OF ~~DALLAS~~ *Carson City* )



This instrument was acknowledged before me on this:  
9<sup>th</sup> day of April, 2018

By: *Lonnie J. O'neal*

By: L / Its: \_\_\_\_\_

*[Signature]*

Notary Public  
(My commission expires: 9/28/2020 )

*COOPER*

**NOTARY INFORMATION**

NOTARY PUBLIC: PLEASE PROVIDE US WITH THE FOLLOWING INFORMATION:

Your Name: (NOTARY) Jairo Castañeda Garcia

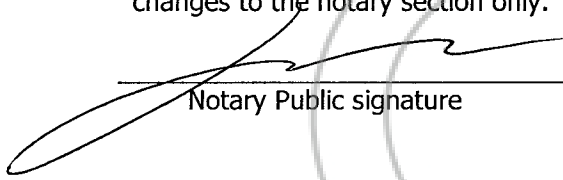
Address: 2976 N. Carson St, Carson City, NV 89706

Daytime Phone Number: 775-687-2550

State: Nevada

County: Carson City

In the event **First American Title Company**, a(n) **Nebraska** Corporation comes across a problem with the Notary section I, Jairo Castañeda Garcia (notary public) authorizes **First American Title Company**, a(n) **Nebraska** Corporation to make changes to the notary section only.

  
\_\_\_\_\_  
Notary Public signature

## Exhibit "A"

Real property in the City of **MINDEN**, County of **DOUGLAS**, State of **Nevada**, described as follows:

PARCEL A AS SET FORTH ON THE PARCEL MAP FOR WILLIAM P. SIMPSON AND ROSALIE SIMPSON LOCATED IN THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 25, TOWNSHIP 13 NORTH, RANGE 20 EAST, M. D. B. & M., FILED FOR RECORD DECEMBER 3, 1979, IN BOOK 1279, PAGE 1, DOCUMENT NO. 39248, OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA.

BEING ALL OF THAT CERTAIN PROPERTY CONVEYED TO O'NEAL, LONNIE & MARY FROM BARBARA J. REED, TREASURER OF THE COUNTY OF DOUGLAS, STATE OF NEVADA BY DEED DATED JUNE 26, 1997 AND RECORDED JULY 10, 1997 IN BOOK 0797, PAGE 1565 OF OFFICIAL RECORDS.

APN #: **1320-25-001-008**

COPY

STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessors Parcel Number(s)  
 a) 1320-25-001-008  
 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  
 i)  Other \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE ONLY</b>	
DOCUMENT/INSTRUMENT #:	_____
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

3. Total Value/Sales Price of Property: \$ 0  
 Deed in Lieu of Foreclosure Only (value of property) ( 0 )  
 Transfer Tax Value: \$ 0  
 Real Property Transfer Tax Due: \$ 0

4. If Exemption Claimed:  
 a. Transfer Tax Exemption per NRS 375.090, Section # 05  
 b. Explain Reason for Exemption: Transfer between spouse to spouse

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 [Signature] Capacity ESCROW OFFICER  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

SELLER (GRANTOR) INFORMATION  
(REQUIRED)

Print Name: Lonnie O'neal  
 Address: 1814 Ty Ln.  
 City: Minden  
 State: Nevada Zip: 89423

BUYER (GRANTEE) INFORMATION  
(REQUIRED)

Print Name: Lonnie O'neal and MaryJane O'neal  
 Address: 1814 Ty Ln.  
 City: Minden  
 State: NV Zip: 89423

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Synrgo, Inc Escrow # 89361414  
 Address: 590 W. Lambert Rd  
 City: Brea State: CA Zip: 92821