DOUGLAS COUNTY, NV RPTT:\$487.50 Rec:\$35.00 2018-917115

Total:\$522.50

07/23/2018 02:01 PM

GARDNER & SHIRLEY

Pgs=3

APN: 1420-07-110-019

RECORDING REQUESTED BY:

Leon Gardner & Barbara Shirley P.O. Box 818 Genoa, NV 89411

AFTER RECORDATION, RETURN BY MAIL TO:

Leon Gardner & Barbara Shirley P.O. Box 818 Genoa. NV 89411



KAREN ELLISON, RECORDER

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUIT CLAIM DEED WITH DEED RESTRICTION

THIS QUIT CLAIM DEED WITH DEED RESTRICTION, executed this 23 day of July, 2018, by first party, Grantors, LEON GARDNER and BARBARA SHIRLEY, husband and wife as joint tenants with right of survivorship, whose post office address is PO Box 818, Genoa, NV 89411, to second party, Grantee, STEVE SHIRLEY, LLC, a Missouri Limited Liability Company, whose post office address is 120 S. Central Avenue, Clayton, MO 63015.

WITNESSETH, that the said first party, for good consideration and for the sum of Ten Dollars (\$10.00) paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said second party forever, all the right, title, interest and claim which the said first party has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Douglas, State of Nevada to wit:

Lot 7-A, as shown on Parcel Map LDA #17-019 for BARBARA SHIRLEY & LEON GARDNER, JR., filed for record in the office of the County Recorder of Douglas County, State of Nevada, on June 15, 2018, as Document No. 915523, Official Records.

Per NRS 111.312, this legal description was prepared by Justin M. Clouser, Esq., whose mailing address is 1512 US Hwy 395 N, Suite 1, Gardnerville, NV 89410.

Subject to Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any, and specifically as follows:

The use of individual sewage disposal systems is limited to alternative treatment systems to be approved and permitted by the Douglas County Building Division prior to obtaining a building permit. The owner is solely responsible for continued yearly maintenance of the individual sewage disposal system (ISDS) per the manufacturer's specifications.

то	GETHER with all and singular the tenements, hereditaments and appurtenances now of record, if any.
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	Λ
IN WITNESS WHEREOF, the said first party has sign written.	ned and sealed these presents the day and year first above
written.	
	Leon Gardner
	Barbara Shirley
STATE OF NEVADA)	
) ss. COUNTY OF DOUGLAS)	
This instrument was acknowledged before me on the	day of July, 2018, by Leon Gardner and
Barbara Shirley.	()
Motary Public Javen	NOTARY PUBLIC STATE OF NEVADA
*Notary Public	County of Douglas 12-6956-5 SHAWNYNE GARREN My Appointment Expires February 1, 2020
	My Appointment expires February 1, 2020
	\

STATE OF NEVADA	
DECLARATION OF VALUE	
1. Assessor Parcel Number(s)	^
a) 1420-07-110-019	
b)	\ \
c)	\ \
d)	\ \
	\ \
2. Type of Property:	\ \
a) Vacant Land b) Single Fam. F	Res.
c) Condo/Twnhse d) 2-4 Plex	
	FOR RECORDERS OPTIONAL USE ONLY BOOK PAGE
e) Apt. Bldg f) Comm'l/Ind'l	DATE OF RECORDING:
g) Agricultural h) Mobile Home	NOTES:
i) U Other	
<u> </u>	
3. Total Value/Sales Price of Property:	\$ 125,000
Deed in Lieu of Foreclosure Only (value of propert	y) (
Transfer Tax Value:	\$ 125,000
Real Property Transfer Tax Due:	\$ 487 50
\	
4. <u>If Exemption Claimed:</u>	
 a. Transfer Tax Exemption per NRS 375.090), Section #
b. Explain Reason for Exemption:	
5. Partial Interest: Percentage being transferred:	%
	r 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 subs	tantiate the information provided herein. Furthermore, the
parties agree that disallowance of any claimed exer	mption, or other determination of additional tax due, may
result in a penalty of 10%, of the tax due plus interes	
	1 1
Pursuant to NRS 375.030 the Buyer and Seller shall be j	ointly and severally liable for any additional amount owed.
Signature	Capacity Grantor
Signature	Capacity
Signature	Capacity Grantor
olg.i.acu. e	
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(REQUIRED)	(REQUIRED)
	, - ,
Print Name: Leon Gardner & Barbara Shirley	Print Name: Steve Shirley, LLC
Address: P.O. Box 818	Address: 120 S. Central Ave.
City: Genoa	City: Clayton
State: NV Zip: 89411	State: MO Zip: 63015
COMPANY/DEDGON DECLESTING DECORDING	
COMPANY/PERSON REQUESTING RECORDING	
(required if not the seller or buyer)	Egomovy #
Print Name:	Escrow #
Address:State:	7:
City: State: State:	Zip: M MAY BE RECORDED/MICROFILMED)
(AB A LOBLIC RECORD THIS FOR	THAT BE RECORDED/MICROPLEMED)