



KAREN ELLISON, RECORDER E07

APN # 1320-33-312-027  
RECORDING REQUESTED  
AND RETURN TO:  
DENNIS R. & PATRICIA M. KOERNICK, Trustees  
1150 WATERLOO LANE  
GARDNERVILLE, NV 89460

MAILTAX STATEMENTS TO:  
DENNIS R. & PATRICIA M. KOERNICK, Trustees  
1150 WATERLOO LANE  
GARDNERVILLE, NV 89460

**QUITCLAIM DEED**

DENNIS KOEPNICK and PATRICIA M. KOEPNICK, husband and wife, as joint tenants with right of survivorship, hereby quitclaims to DENNIS R. KOEPNICK and PATRICIA M. KOEPNICK, trustee(s) or successor trustee(s) of the KOEPNICK FAMILY TRUST DATED JULY 12, 2018, the following described real estate in Douglas County, State of Nevada:

SÉE EXHBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

TOGETHER with all the tenements, hereditaments and appurtenances, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues and profits thereof.

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties or by said County Assessor in which the property resides. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

Dated: JULY 12, 2018

THE UNDERSIGNED HEREBY AFFIRMS THAT THIS DOCUMENT SUBMITTED FOR RECORDING DOES NOT CONTAIN A SOCIAL SECURITY NUMBER.

DENNIS KOEPNICK

PATRICIA M. KOEPNICK

STATE OF NEVADA

)  
) SS:

COUNTY OF WASHOE

ACKNOWLEDGEMENT

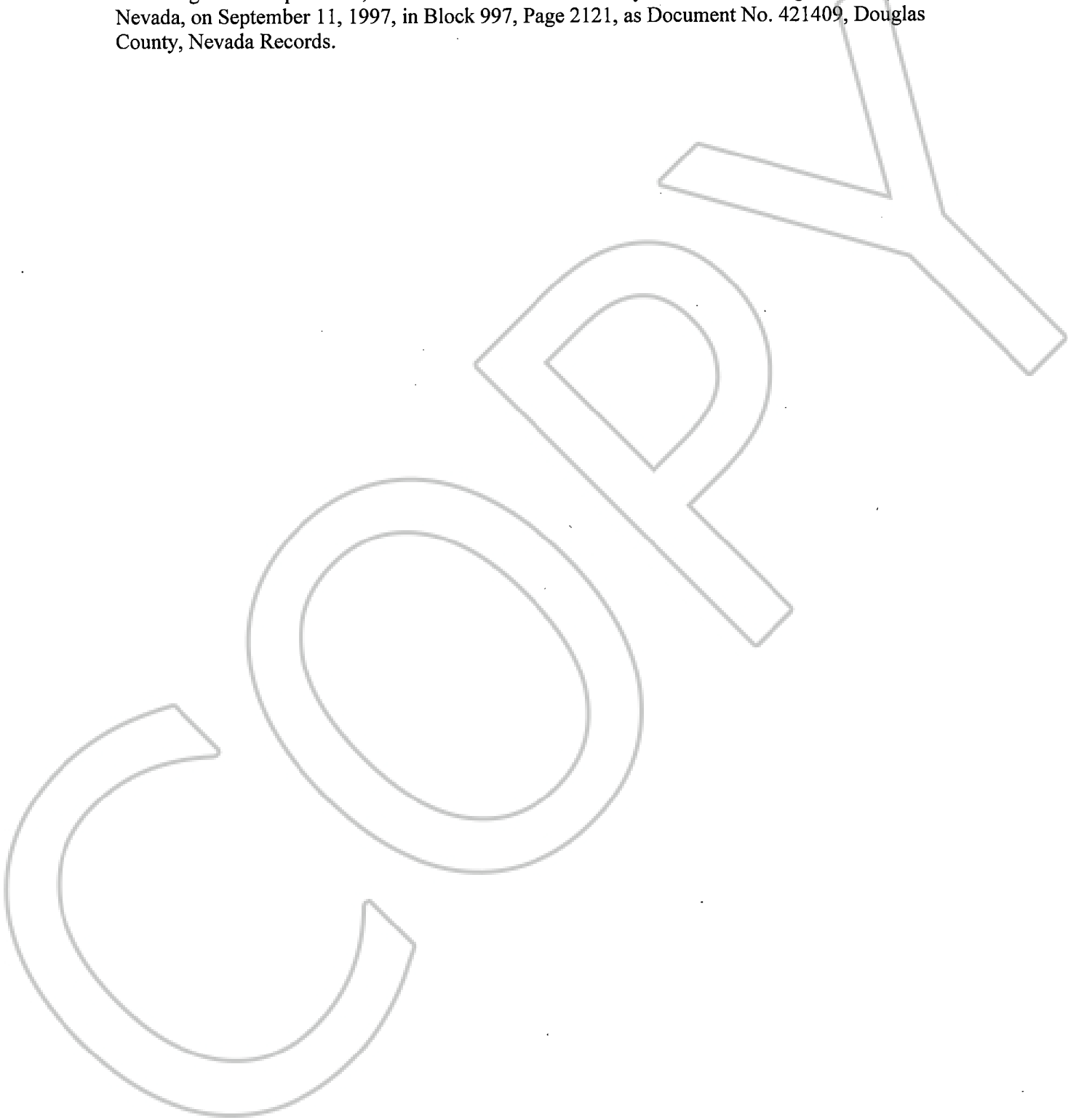
Personally came before me this JULY 12, 2018, the above named DENNIS KOEPNICK and PATRICIA M. KOEPNICK, to me known to be the persons who executed the foregoing instrument and acknowledge the same.

Jessica A. Day, Notary Public  
Washoe County, Nevada  
My Commission Expires 05/16/2022



**EXHIBIT "A"**

Lot 22, In Block B, of Final Subdivision Map FSM-1006-3 of CHICHESTER ESTATES PHASE 3, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on September 11, 1997, in Block 997, Page 2121, as Document No. 421409, Douglas County, Nevada Records.



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
a) 1320-33-312-027

2. Type of Property:

- a)  Vacant Land
- b)  Condo/Twnhse
- c)  Apt. Bldg.
- d)  Agricultural
- e)  other
- f)
- g)
- h)
- i)
- j)

Single Fam. Res.  
2-4 Plex  
Comm'l/Ind'l  
Mobile Home

|                                 |                 |
|---------------------------------|-----------------|
| FOR RECORDERS OPTIONAL USE ONLY |                 |
| DOCUMENT/INSTRUMENT #:          | _____           |
| BOOK _____                      | PAGE _____      |
| DATE OF RECORDING               | _____           |
| NOTES:                          | <i>Trust OK</i> |

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: 7
- b. Explain Reason for Exemption: Transfer to a revocable living trust without consideration. Dennis R. Koepnick & Patricia M. Koepnick are the creators and trustors of the Koepnick Family Trust dated 07/12/2018.

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 taxes 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: *Dennis R. Koepnick* Capacity: Trustee

Signature: *Patricia M. Koepnick* Capacity: Trustee

**SELLER (GRANTOR) INFORMATION**

(REQUIRED)

Print Name: Dennis R. & Patricia M. Koepnick  
 Address: 1150 Waterloo Lane  
 City: Gardnerville  
 State: NV Zip: 89460

**BUYER (GRANTEE) INFORMATION**

(REQUIRED)

Print Name: Dennis R. & Patricia M. Koepnick  
 Address: 1150 Waterloo Lane  
 City: Gardnerville  
 State: NV Zip: 89460

Trustees of the Koepnick Family Trust  
 DTD 07/12/2018

**COMPANY /PERSON REQUESTING RECORDING**

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: \_\_\_\_\_ Escrow # \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)