

APN#: 1318-22-002-039

**Recording Requested By:**

Western Title Company, LLC

**Escrow No.:** 098723-AMG

**When Recorded Mail To:**

Western Title Company

2310 S. Carson Street Ste 5A

Carson City, NV 89701

**Mail Tax Statements to: (deeds only)**

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

(space above for Recorder's use only)

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons.

(Per NRS 239B.030)

Signature \_\_\_\_\_

Amy Gutierrez

Escrow Officer

\_\_\_\_\_  
**Quitclaim Deed**

**Re-Recording Quitclaim Deed recorded on 10/25/2004 as Document No. 627509 Official Records of Douglas County to Correct Legal description as Shown in attached Exhibit "A"**

This page added to provide additional information required by NRS 111.312  
(additional recording fee applies)

**EXHIBIT "A"**

**All that real property situate in the County of Douglas, State of Nevada, described as follows:**

**Parcel 1:**

**Lot 53 in Block 2 as shown on the Official Map of OLIVER PARK SUBDIVISION, filed in the office of the County Recorder of Douglas County, State of Nevada, on February 2, 1959, in Book 1 of Maps, as Document No. 14034.**

**EXCEPTING THEREFROM all that portion as contained in the Deed filed for record in the office of the County Recorder of Douglas County, State of Nevada, on April 22, 1986 in Book 486 at Page 1937 as Document No. 133743, being further described as follows:**

**All that portion of Lot 53, Oliver Park Subdivision, recorded February 2, 1959, Document No. 14034, more particularly described as follows:**

**Beginning at the Southeast corner of Lot 53; thence along the Southerly line of Lot 53, North 46°50'25" West 4.01 feet; thence North 44°26'19" East 8.28 feet to a point on the asterly line of Lot 53; thence along said Easterly line South 18°23'35" West 9.12 feet to the True Point of Beginning.**

**Parcel 2:**

**TOGETHER WITH all that portion as contained in the Deed filed for record in the office of the County Recorder of Douglas County, State of Nevada, on April 22, 1986 in Book 486 at Page 1929 as Document No. 133740, being further described as follows:**

**All that portion of Lot 26, Block 2, of Oliver Park Subdivision, recorded February 2, 1959, Document No. 14034, more particularly described as follows:**

**Beginning at the Northwest corner of said Lot 26; thence along the Northerly line of Lot 26, South 71°36'25" East 10.18 feet; thence South 18°23'35" West 9.75 feet; thence South 44°41'26" West 22.98 feet to a point on the Westerly line of said Lot 26; thence along said Westerly line North 18°23'35" West 30.35 feet to the Point of Beginning.**

**Said above described property is set forth in that certain Record of Survey for Richard Evans filed for record in the office of the County Recorder of Douglas County, State of Nevada, on May 27, 1982 in Book 582 at Page 1483, as Document No. 68106, Official Records.**

**NOTE: The above metes and bounds description appeared previously in that certain Deed recorded in the office of the County Recorder of Douglas County, Nevada on April**

22, 1986, as Document No. 133740 and 133743 of Official Records.

Assessor's Parcel Number(s):  
1318-22-002-039



Please Mail Tax Statements To:

CLARENCE R. PONCIA R.P.T.T. Ex #6  
1041 Grove Street, Sonoma, CA 95476

Recording Requested By and When Recorded Return To:

LEONARD M. TILLEM  
846 BROADWAY  
SONOMA, CA 95476 APN 1318-22-002-039

REQUESTED BY  
*San Tillem + Assoc*  
IN OFFICIAL RECORDS OF  
DOUGLAS CO., NEVADA

2004 OCT 25 AM 11:27

WERNER CHRISTEN  
RECORDER

\$ 14.00 PAID 81 DEPUTY

**QUITCLAIM DEED**

(Excluded from Proposition 13)

The undersigned Grantor declares:  
Documentary transfer tax is NONE;  
THERE IS NO CONSIDERATION FOR THIS TRANSFER.

THIS IS A TRANSFER TO A REVOCABLE TRUST OF WHICH THE GRANTOR IS BOTH THE SETTLOR AND THE BENEFICIARY. THEREFORE, UNDER SECTION 62 OF THE REVENUE & TAXATION CODE, THIS TRANSFER IS EXCLUDED FROM THE CHANGE OF OWNERSHIP PROVISIONS.

The Trust's name is THE CLARENCE R. PONCIA REVOCABLE TRUST.

Grantor CLARENCE R. PONCIA hereby grants to CLARENCE R. PONCIA as TRUSTEE of THE CLARENCE R. PONCIA REVOCABLE TRUST dated SEPTEMBER 16, 2004:

all of his 1/2 (ONE-HALF) interest in and to the following described real property located in the County of Douglas, State of Nevada, commonly known and designated as 165 Faris Court, South Lake Tahoe and more particularly described as follows:

Lot 53, Block 2 of Oliver Park Subdivision as set forth on the Record of Survey for Richard Evans filed for record May 27, 1982 in Book 582, Page 1483, Document No. 68106, Official Records of Douglas County, State of Nevada.

Assessor's Parcel No. 07-111-61

Dated SEPTEMBER 16, 2004

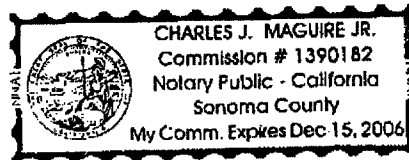
Clarence R. Poncia  
CLARENCE R. PONCIA

STATE OF CALIFORNIA )  
) ss  
COUNTY OF SONOMA )

On SEPTEMBER 16, 2004, before me, the undersigned, a Notary Public in and for said State, personally appeared CLARENCE R. PONCIA, known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged that he executed the same in his authorized capacity and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Charles J. Maguire Jr.  
NOTARY PUBLIC



0627509

BK 1004 PG 09878

COPY

I, Karen Ellison, certify that the foregoing instrument is a full, true and correct copy of the original on file in the office of the Recorder of Douglas County, Nevada. Per NRS 239B, the SSN shall be redacted, but in no way affects the legality of the document.

Witness my hand this 30th of August, 2018

By: Jodi O. Stovall  
Jodi Stovall - Deputy Recorder

STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)  
 a) 1318-22-002-039

2. Type of Property:  
 a)  Vacant Land  
 c)  Condo/Twnhse  
 e)  Apt. Bldg  
 g)  Agricultural  
 i)  Other \_\_\_\_\_  
 b)  Single Fam. Res.  
 d)  2-4 Plex  
 f)  Comm'l/Ind'l  
 h)  Mobile Home

FOR RECORDERS OPTIONAL USE ONLY	
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) (  
 Transfer Tax Value: \$0  
 Real Property Transfer Tax Due: \$0.00

4. If Exemption Claimed:  
 a. Transfer Tax Exemption per NRS 375.090, Section 3  
 b. Explain Reason for Exemption: rerecording Quitclaim Deed recorded on 10/25/2004 as Document No. 627509 to add Exhibit "A" and correct legal description all transfer tax paid through Documnet No. 627509

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  Capacity Agent  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION (REQUIRED)**  
 Print Name: Clarence R. Poncia  
 Address: 18796 Serpilio Drive  
 City: Sonoma  
 State: CA Zip: 95476

**BUYER (GRANTEE) INFORMATION (REQUIRED)**  
 Print Name: The Clarence R. Poncia Revocable Trust  
 Address: 18796 Serpilio Drive  
 City: Sonoma  
 State: CA Zip: 95476

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: eTRCo, LLC. On behalf of Western Title Company  
 Address: Carson Office  
 2310 S. Carson St, Suite 5A  
 City/State/Zip: Carson City, NV 89701

Esc. #: 098723-AMG

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