DOUGLAS COUNTY, NV

Rec:\$35.00 Total:\$35.00 JUAN VARGAS 2018-919665

09/14/2018 04:35 PM

Pgs=2

APN: 1220-21-710-153

RECORDING REQUESTED BY:

Candace D. Donley 1351 Leonard Rd. Gardnerville, NV 89460

AFTER RECORDATION, RETURN BY MAIL TO:

Candace D. Donley 1351 Leonard Rd. Gardnerville, NV 89460

KAREN ELLISON, RECORDER

E07

SPACE ABOVE THIS LINE FOR RECORDER'S USE

## **QUIT CLAIM DEED**

THIS QUITCLAIM DEED, executed this 14 day of Sept., 2018, by first party, Grantor, CANDACE DIANE DONLEY, Trustee of the CANDACE D. DONLEY TRUST dated February 13, 2014, whose post office address is 1351 Leonard Road, Gardnerville, NV 89460, to second party, Grantees, NICOLETTE CORTES and JUAN CORTES VARGAS, wife and husband as joint tenants, as to an undivided 50% interest, all as joint tenants with right of survivorship, whose post office address is 1351 Leonard Road, Gardnerville, NV 89460.

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 458, 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.

Subject to Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any. TOGETHER with all and singular the tenements, hereditaments and appurtenances now of record, if any.

IN WITNESS WHEREOF, the said first party has signed and sealed these presents the day and year first above written.

Candace Diane Donley,

STATE OF NEVADA

COUNTY OF DOUGLAS

This instrument was acknowledged before me on the 14th day of September 2018, by Candace Diane

) ss.

Donley,

STACEY V. HUBER COMM. #2154883 Notary Public - California El Dorado County Comm. Expires May 27, 2020

	E OF NEVADA		
DECL.	ARATION OF VALUE		
1.	Assessor Parcel Number(s)	^	
	a) 1220-21-710-153	/\	
	b)	( )	
	c)	\ \	
	d)	\ \	
		\ \	
2.	Type of Property:	\ \	
	a) Vacant Land b) Single Fam. Re	S.	
	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: 1/22 O TO A	
	i)	MICHIEN Maist - 90	
3.	Total Value/Sales Price of Property:	<u> </u>	
	Deed in Lieu of Foreclosure Only (value of property) Transfer Tax Value:		
	Real Property Transfer Tax Due:	\$	
	Real Floperty Transfer Tax Duc.	<b>3</b>	
4.	If Exemption Claimed:		
4.	a. Transfer Tax Exemption per NRS 375.090,	Postion # 7	
	<ul><li>a. Transfer Tax Exemption per NRS 373.090, 3</li><li>b. Explain Reason for Exemption: Transfer from the Exemption of the Exemption of</li></ul>	om Trust without consideration	
	b. Explain Reason for Exemption. Transfer in	Truck William Corloration	
5.	Partial Interest: Percentage being transferred: 5	50.00 %	
5. Fartial interest. Fercentage being transferred. 50.00 %			
The surface and declares and columnia does not decreased to forestime, assument to NIDC 275 000 and NIDC			
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			
res	ult in a penalty of 10% of the tax due plus interest	at 1% per month.	
D	ut to NDC 275 020, the Duriou and Calley shall be in:	mater and according liable for any additional amount away	
Pursua	nt to tyres 3/5.030, the Buyer and Seller shall be joi	ntly and severally liable for any additional amount owed.	
Signati	ure and our elian of	Logapacity Grantor	
Signati			
Signati	uroll (district)	Capacity 6 cantee	
Signati	The state of the s	Capacity	
/	SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION	
	(REQUIRED)	(REQUIRED)	
		,	
Print N	ame: Candace Diane Donley, Trustee	Print Name: Nicolette Cortes & Juan Cortes Vargas	
	s: 1351 Leonard Rd.	Address: 1351 Leonard Rd.	
City:	Gardnerville	City: Gardnerville	
State: 1	NV Zip: 89460	State: NV Zip: 89460	
\ <sup>\</sup>	\///		
	ANY/PERSON REQUESTING RECORDING		
	required if not the seller or buyer)	- "	
Print N		Escrow #	
Addres		<del>_</del>	
City:	State:	Zip:	
(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)			