

**RECORDING REQUESTED BY**  
**CLTIC - SD Lawyers Title Division**  
**WHEN RECORDED MAIL THIS**  
**DOCUMENT AND TAX STATEMENTS TO:**  
 John R. Chavez and Teresa Chavez  
 709 Lakeview Drive  
 Zephyr Cove, NV 89448

DOUGLAS COUNTY, NV	<b>2018-919961</b>
RPTT:\$0.00 Rec:\$35.00	
\$35.00 Pgs=2	09/24/2018 12:42 PM
LAWYERS TITLE COMPANY SAN DIEGO CA	
KAREN ELLISON, RECORDER	E07

APN: **1318-10-312-024**  
 Escrow No: **SDL84886-LT147-SG**  
 Title No: **718350305**

Space above this line for Recorder's use

**QUITCLAIM DEED**

**THE UNDERSIGNED GRANTOR(S) DECLARE(S)**  
 DOCUMENTARY TRANSFER TAX IS **\$0.00**, CITY TRANSFER TAX **\$0.00**  
 **computed on full value of property conveyed**, AND

*without consideration -  
 out of trust*

**FOR A VALUABLE CONSIDERATION**, receipt of which is hereby acknowledged,  
**JOHN R CHAVEZ AND TERESA CHAVEZ, CO-TRUSTEES OF THE CHAVEZ FAMILY TRUST DATED**  
**JUNE 04, 2006**

do(es) hereby REMISE, RELEASE AND FOREVER QUITCLAIM to  
**John R. Chavez and Teresa Chavez, husband and wife as joint tenants**

the following described real property in the County of Douglas , State of NEVADA:  
**For legal description of the real property herein, see Exhibit A attached hereto and made a part hereof.**  
 Commonly known as: 709 Lakeview Drive, Zephyr Cove, NV 89448

Dated: September 18, 2018

**JOHN R CHAVEZ AND TERESA CHAVEZ, CO-TRUSTEES OF THE CHAVEZ FAMILY TRUST DATED JUNE 04, 2006**

*Teresa Chavez*  
 Teresa Chavez, co-trustee

*John R Chavez*  
 John R Chavez, co-trustee

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF ~~CALIFORNIA~~ Nevada )  
 ) SS.  
 COUNTY OF Douglas )

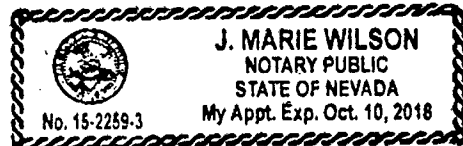
On 18th, September, 2018 before me, J. Marie Wilson, Notary Public, personally appeared John R Chavez & Teresa Chavez

who proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

Nevada *gmu*

I certify under PENALTY OF PERJURY under the laws of the State of ~~California~~ Nevada that the foregoing paragraph is true and correct.  
 WITNESS my hand and official seal.

Signature *J. Marie Wilson*



Commitment No 718350305

**LEGAL DESCRIPTION**

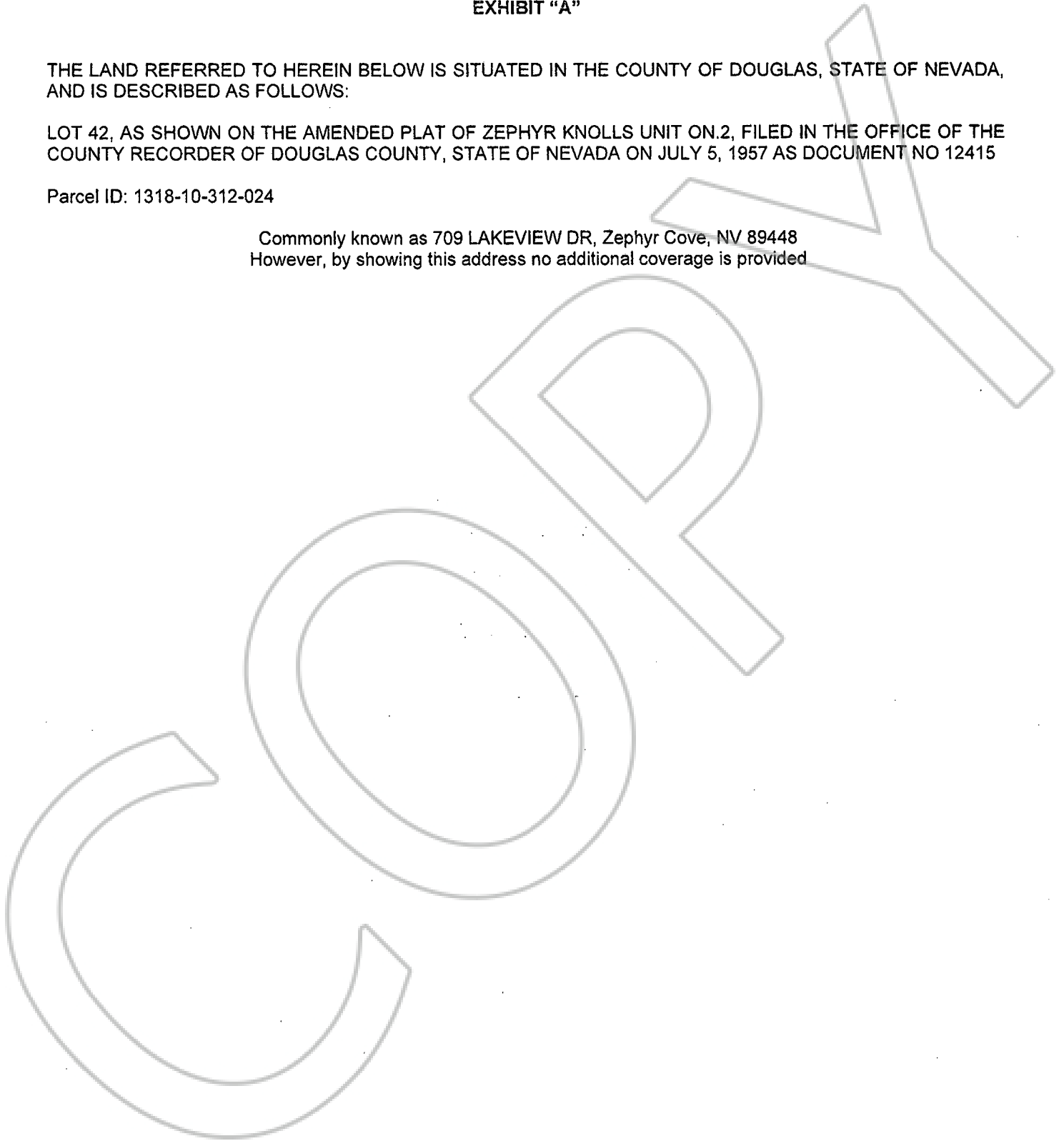
**EXHIBIT "A"**

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, AND IS DESCRIBED AS FOLLOWS:

LOT 42, AS SHOWN ON THE AMENDED PLAT OF ZEPHYR KNOLLS UNIT ON.2, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA ON JULY 5, 1957 AS DOCUMENT NO 12415

Parcel ID: 1318-10-312-024

Commonly known as 709 LAKEVIEW DR, Zephyr Cove, NV 89448  
However, by showing this address no additional coverage is provided



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a. 1318-10-312-024  
 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  
 Other

FOR RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: Trust OK BC	

- 3.a. Total Value/Sales Price of Property \$ N/A  
 b. Deed in Lieu of Foreclosure Only (value of property) ( N/A )  
 c. Transfer Tax Value: \$ N/A  
 d. Real Property Transfer Tax Due \$ N/A

**4. If Exemption Claimed:**

- a. Transfer Tax Exemption per NRS 375.090, Section 7  
 b. Explain Reason for Exemption: Transfer out, without consideration.

5. Partial Interest: Percentage being transferred: N/A%

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 John R. Chavez Capacity: Grantor  
 Signature Teresa Chavez Capacity: Grantee to Grantor

**SELLER (GRANTOR) INFORMATION**  
(REQUIRED)

Print Name: John R. Chavez  
 Address: P.O. Box 11451  
 City: Zephyr Cove  
 State: NV Zip: 89448

**BUYER (GRANTEE) INFORMATION**  
(REQUIRED)

Print Name: Teresa Chavez  
 Address: P.O. Box 11451  
 City: Zephyr Cove,  
 State: NV Zip: 89448

**COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)**

Print Name: Lawyers title Escrow # \_\_\_\_\_  
 Address: 9095 Rib San Diego  
 City: San Diego, CA State: CA Zip: 92108

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED