



KAREN ELLISON, RECORDER

E10

APN: 142028311015

Return document to:

James Rual Dial
2883 San Juan Circle
Minden, Nv. 89423

Mail tax statements to:

James Rual Dial
2883 San Juan Circle
Minden, Nv. 89423

DEED UPON DEATH
Under NRS 111.695

I, ("Owner")

James Rual Dial and Kristine Margaret Kalt Dial as joint tenants with right of survivorship

hereby convey to ("Beneficiary")

Our son, Ian Kalt Dial, single, of 650 Monroe Street, Reno, Nv. 89509, and our daughter, Julie Kalt Dial Abell, married, of 2205 Peavine Valley Road, Reno, Nv. 89523, as joint tenants with right of survivorship.

effective on my death, all right, title and interest in the real property commonly known as 2883 San Juan Circle, City of Minden, County of Douglas, State of Nevada, and more particularly described as:

LOT 147, BLOCK J, AS SHOWN ON THE FINAL MAP #PD99-02-05 FOR SARATOGA SPRINGS ESTATES UNIT 5, A PLANNED DEVELOPMENT, RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON MAY 4, 2001, IN BOOK 0501, AT PAGE 1402, AS DOCUMENT NO. 513570 AND CERTIFICATE OF AMENDMENT RECORDED JULY 17, 2001 AS DOCUMENT NO. 518483

Together with all improvements, tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

THIS DEED IS REVOCABLE. THIS DEED DOES NOT TRANSFER ANY OWNERSHIP UNTIL THE DEATH OF THE GRANTOR(S). THIS DEED REVOKES ALL PRIOR DEEDS BY THE GRANTOR(S) WHICH CONVEY THE SAME REAL PROPERTY PURSUANT TO NRS 111.655 TO 111.699, INCLUSIVE, REGARDLESS OF WHETHER THE PRIOR DEEDS FAILED TO CONVEY THE ENTIRE INTEREST OF THE GRANTOR(S) IN THE SAME REAL PROPERTY.

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

IN WITNESS WHEREOF, the said parties have signed and sealed these presents this 24 day of JANUARY, 2019

James Rual Dial
Signature
James Rual Dial
Print name
Owner
Capacity

Kristine Margaret Kalt-Dial
Signature
Kristine Margaret Kalt Dial
Print name
Owner
Capacity

Construe all terms with the appropriate gender and quantity required by the sense of this deed.

STATE OF Nevada)
COUNTY OF Douglas)

On this 24th day of Jan, in the year 2019, before me, James Rual Dial personally appeared Kristine Margaret Kalt Dial

NA
personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to this instrument, and acknowledged that he or she executed it.

Brandon Fettig
Notary Public
Brandon Fettig
Print name
My commission expires:
Aug 21, 2022



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 142028311015
 b. _____
 c. _____
 d. _____

2. Type of Property:
- | | |
|--|---|
| a. <input type="checkbox"/> Vacant Land | b. <input checked="" type="checkbox"/> Single Fam. Res. |
| c. <input type="checkbox"/> Condo/Twnhse | d. <input type="checkbox"/> 2-4 Plex |
| e. <input type="checkbox"/> Apt. Bldg | f. <input type="checkbox"/> Comm'l/Ind'l |
| g. <input type="checkbox"/> Agricultural | h. <input type="checkbox"/> Mobile Home |
| <input type="checkbox"/> Other | |

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

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

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption per NRS 375.090, Section # 10
 b. Explain Reason for Exemption: Transfer of real property by deed which becomes effective upon the death of the grantor pursuant to NRS 111.655 to 111.699.

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 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 *James Rual Dial* Capacity: Grantor

Signature _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: James Rual Dial
 Address: 2883 San Juan Circle
 City: Minden
 State: Nevada Zip: 89423

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Julie Kalt Dial Abell
 Address: 2205 Peavine Valley Road
 City: Reno
 State: Nevada Zip: 89523

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)
 Print Name: _____ Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____