

DOUGLAS COUNTY, NV

2019-925145

RPTT:\$0.00 Rec:\$35.00

\$35.00 Pgs=3

01/29/2019 01:36 PM

GODEEDS

KAREN ELLISON, RECORDER

E07

AFTER RECORDING RETURN TO:

GODEEDS, INC.

Attn: LegalZoom Dept.

8940 Main Street

Clarence, NY 14031

File No. 527992823-54176512

MAIL TAX STATEMENTS TO:

BETH ANN JURI

94 TRELIS DRIVE

SAN RAFAEL, CA 94903

Tax ID No.: 1318-23-810-038

QUIT CLAIM DEED

THIS DEED made and entered into on this 4th day of December, 2018, by and between **BETH ANN JURI, A SINGLE WOMAN WHO ACQUIRED TITLE AS AN UNMARRIED WOMAN, AS TO AN UNDIVIDED 50% INTEREST**, a mailing address of 94 TRELIS DRIVE, SAN RAFAEL, CA 94903, hereinafter referred to as Grantor(s) and **BETH A JURI, AS TRUSTEE OF THE JURI LIVING TRUST 2018, DATED 12/4/2018**, a mailing address of 94 TRELIS DRIVE, SAN RAFAEL, CA 94903, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ONE and NO/100 (\$1.00) DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, have this day remise, release, quitclaim and convey to the said Grantee(s) the following described real estate located in Douglas County, NEVADA:

LOT 6, IN BLOCK B, AS SHOWN ON THE MAP OF KINGSBURY MEADOWS SUBDIVISION, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON JULY 5, 1955, AS DOCUMENT NO. 10542.

Also known as: 165 Cottonwood Drive, Stateline, NV 89449

SUBJECT TO EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS, AND LIMITATIONS OF RECORD, IF ANY.

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in FEE SIMPLE.

And that said conveyance does not render the Grantor(s) insolvent nor is it for the purpose of defrauding any of the creditors of the Grantor(s).

Tax ID No.: 7-213-06

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.

Beth Ann Juri
BETH ANN JURI

STATE OF _____
COUNTY OF _____

On _____, before me, the undersigned, a notary public in and for said State personally appeared BETH ANN JURI personally known to me (or 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 belief of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

NOTARY PUBLIC SIGNATURE

Printed Name of Notary Public

My commission expires:

See attached acknowledged

ACKNOWLEDGMENT

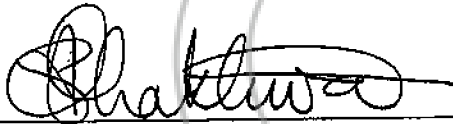
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Marin

On December 4, 2018 before me, SRIJANA DHAKHWA, notary public, personally appeared **BETH ANN JURI** 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



SRIJANA DHAKHWA

(seal)



212 4511

COMM EXPIRES AUG. 22, 2019

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 1318-23-810-038
 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: <u>Verified Trust - JS</u>	

- 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 7
 b. Explain Reason for Exemption: TRANSFER INTO A TRUST FOR NO CONSIDERATION

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 Beth Ann Juri Capacity: Grantor
 Signature _____ Capacity: _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**
 Print Name: BETH ANN JURI
 Address: 94 TRELIS DRIVE
 City: SAN RAFAEL
 State: CA Zip: 94903

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**
 Print Name: THE JURI LIVING TRUST 2018
 Address: 94 TRELIS DRIVE
 City: SAN RAFAEL
 State: CA Zip: 94903

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)
 Print Name: GOdeeds, Inc. Escrow # _____
 Address: 8940 Main Street
 City: Clarence State: NY Zip: 14031