DOUGLAS COUNTY, NV Rec \$35 00 Total \$35 00

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A+DOCUMENTS INC

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THE UNDERSIGNED HEREBY AFFIRMS THAT THIS DOCUMENT DOES NOT CONTAIN A SOCIAL SECURITY NUMBER

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KAREN ELLISON, RECORDER

E10

APN: 1220-22-410-013

WHEN RECORED MAIL TO

Edward B Selcer 634 Long Valley Road Gardnerville, NV 89460

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

REVOCATION OF TRANSFER ON DEATH DEED

The undersigned hereby revokes the deed upon death recorded on January 16, 2013, as document number 0816386, records of Douglas County, State of Nevada, listing CHERYSEIS SELCER, an unmarried woman, and BRYAN SELCER, a single man, as beneficiaries in the real property commonly known as 634 Long Valley Road, Gardnerville, State of Nevada, and more particularly described as

PARCEL 1

Lot 405, as shown on the map of GARDERVILLE RANCHOS UNIT NO 7, filed for record in the office of the County Recorder of Douglas County, Nevada, on March 27, 1974, as Document No 72456

PARCEL 2

A strip of land located within a portion of the Southwest ¼ of the Southwest ¼ of Section 22, Township 12 North, Range 20 East, Mount Diablo Meridian, more particularly described as

BEGINNING at the Southeast corner of Lot 405, as shown on the Final Map for GARDNERVILLE RANCHOS UNIT NO 7, as recorded March 27, 1974, in Douglas County, Nevada, as Document No 72456, said point being on the Westerly right-of-way line of Long Valley Road,

thence along the arc of a curve to the left having a radius of 1,040 00 feet, a central angle of 00°32'59", an arc length of 9 95 feet and a chord bearing of South 06°46'32" East, 9 98 feet.

thence non-tangent to the preceding arc South 82°57'00" West, 124 94 feet,

thence North 07°03'01" West, 11 18 feet,

thence North 83°30'00" East, 125 feet to the POINT OF BEGINNING

Date January 28, 2019

Signature, Edward B Selcer

-LOOSE CERTIFICATE ATTACHED-

State of Nevada }
Carson City }

Subscribed and sworn to on this 28th day of January, 2019, before me, a notary public, by Edward B Selcer, who personally appeared and is 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 colmovaled and that she evented at

and acknowledged that she executed it

Collotte Teusonow NOTARY SEAL COLLETTE TEUSCHER
Notary Public, State of Nevada
Appointment No 09-10583-2
My Appt Expires Jan 10, 2021

This certificate attached to a Revocation of Transfer on Death Deed Dated January 28, 2019



STATE OF NEVADA DECLARATION OF VALUE

a) 1220-22-410-013 b) c) d)	1 Assessors Parcel Number(s)	
e d)	a) <u>1220-22-410-013</u>	^
c) d) d) 2 Type of Property a) Vacant Land b) Single Fam Res c) Condo/Twnhse d) 2-4 Plex e) Apt Bidg f) Comm'I/Ind'I g) Agricultural b) Mobile Home l) Other 3 Total Value/Sales Price of Property Deed in Lieu of Foreclosure Only (value of property) (Transfer Tax Value Real Property Transfer Tax Due 4 If Exemption Claimed a Transfer Tax Exemption per NRS 375 090, Section # 10 b. Explain Reason for Exemption REVOKING DEED UPON DEATH. c 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 Signature Capacity SELLER (GRANTOR) INFORMATION (REQUIRED) Print Name Edward B Selcer Address 634 Long Valley Rd Address 634 Long Valley Rd Company/PERSON REOUESTING RECORDING (required if not the seller or buyer) Print Name A+Documents, Inc Escrow # Address 411 W Third Street, Suite 1	b)	/\
2 Type of Property a) □ Vacant Land b) ★ Single Fam Res c) □ Condo/Twinhse d) □ 2-4 Plex e) □ Apt Bildg f) □ Comm¹/Ind¹l g) □ Agricultural h) □ Mobile Home i) □ Other 3 Total Value/Sales Price of Property Deed in Lieu of Foreclosure Only (value of property) Deed in Lieu of Foreclosure Only (value of property) C Transfer Tax Value Real Property Transfer Tax Due 4 If Exemption Claimed a Transfer Tax Exemption per NRS 375 090, Section # 10 b. Explain Reason for Exemption REVOKING DEED UPON DEATH. c 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 SELLER (GRANTOR) INFORMATION (REQUIRED) Print Name Edward B Select Company/PERSON REQUESTING RECORDING (required if not the seller or buyer) Print Name A+ Documents, Inc Escrow # Address 411 W Third Street, Suite 1 City Carson City State NV Zip 89703		\ \
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a)	2 Type of Property	FOR RECORDERS OPTIONAL USE ONLY
e) □ Condo/Twnhse d) □ 2-4 Plex e) □ Apt Bldg f) □ Comm'I/Ind'I g) □ Agricultural h) □ Mobile Home l) □ Other 3 Total Value/Sales Price of Property Deed in Lieu of Foreclosure Only (value of property) Transfer Tax Value Real Property Transfer Tax Due 4 If Exemption Claimed a Transfer Tax Exemption per NRS 375 090, Section # 10 b. Explain Reason for Exemption REVOKING DEED UPON DEATH. c 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 SELLER (GRANTOR) INFORMATION (REQUIRED) Print Name Edward B Selcer Address 634 Long Valley Rd City Gardnerville State NV Zip 89460 COMPANY/PERSON REQUESTING RECORDING (required if not the seller or buyer) Print Name A+ Documents, Inc Address 411 W Third Street, Suite 1 City Carson City State NV Zip 89703		
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Real Property Transfer Tax Due \$\frac{100}{000}\$ 4 \[\frac{\text{If Exemption Claimed}}{\text{a}} \] a \[\text{Transfer Tax Exemption per NRS 375 090, Section # \[\text{D} \] b. \[\text{Explain Reason for Exemption REVOKING DEED UPON DEATH.} \] c \[\text{Partial Interest Percentage being transferred 100 } \] 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		- 1
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