

APN: 1320-29-213-030

When Recorded Return To:
& Send Tax Statements To:

FRANKIE L. MCCABE
1757 BOUGAINVILLEA DRIVE
MINDEN, NEVADA 89423



00091049201909291280030032

KAREN ELLISON, RECORDER

E07

QUITCLAIM DEED

THIS INDENTURE is made and entered into by FRANKIE L. MCCABE, hereinafter referred to as Grantor, and FRANKIE L. MCCABE, as the Trustee, who is also the Settlor, of the FRANKIE L. MCCABE FAMILY TRUST, dated MAY 1, 2019, hereinafter referred to as Grantee.

WITNESSETH that the said Grantor, for good and valuable consideration, the receipt of which is hereby acknowledged, does by these presents hereby release and QUITCLAIM forever unto the said Grantee, and to her successors and assigns forever, all of the Grantor's right, title and interest in and to all that certain Real Property situated in the County of Washoe, State of Nevada, which has a physical address of 1757 BOUGAINVILLEA DRIVE, MINDEN, NEVADA 89423 and which is more particularly described as follows:

Lot 81, in Block I, as shown on the Official Plat of WINHAVEN UNIT NO. 2, PHASE A, filed for record in the office of the County Recorder on September 14, 1990, in book 990 of Official Records, at Page 1934, Douglas County, Nevada, as Document No. 234654.

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TOGETHER WITH all and singular tenements, hereditaments, and appurtenances thereunto belonging or in any way pertaining. The Grantor is executing this conveyance to evidence the Grantor's intent that the Real Property herein shall be the sole and separate property of the Grantee.

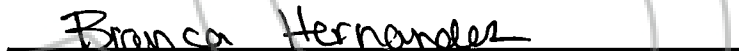
DATED this 1 day of MAY 2019.



FRANKIE L. MCCABE
GRANTOR

STATE OF NEVADA)
) ss.
COUNTY OF WASHOE)

On this 1 day of MAY 2019, personally appeared before me, a Notary Public, FRANKIE L. MCCABE, who acknowledged to me that she executed this instrument freely and voluntarily and for the use and purposes herein mentioned.


NOTARY PUBLIC

 **BIANCA HERNANDEZ**
Notary Public - State of Nevada
Appointment Recorded in Washoe County
No: 18-4184-2 - Expires September 17, 2022

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1320-29-213-030
 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
 i) Other _____

FOR RECORDERS OPTIONAL USE ONLY	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: <u>Verified Trust - J</u>	

3. Total Value/Sales Price of Property: \$ 0
 Deed in Lieu of Foreclosure Only (value of property) _____
 Transfer Tax Value: \$ _____
 Real Property Transfer Tax Due: \$ 0

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # 7
 b. Explain Reason for Exemption: transfer to trust without 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 [Signature] Capacity attorney
 Signature [Signature] Capacity attorney

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Frankie L. McCabe
 Address: 1757 Bougainvillea Dr.
 City: Minden
 State: NV Zip: 89423

Print Name: Frankie L. McCabe Family Trust
 Address: same
 City: _____
 State: _____ Zip: _____

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Joey Gilbert Law Escrow # _____
 Address: 201 W. Liberty St. #210
 City: Reno State: NV Zip: 89501

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)