

DOUGLAS COUNTY, NV

2019-929272

RPTT:\$0.00 Rec:\$35.00

\$35.00 Pgs=2

05/20/2019 01:41 PM

TICOR TITLE - GARDNERVILLE

KAREN ELLISON, RECORDER

E06

WHEN RECORDED MAIL TO:

Charlotte Z. Fontecchio  
970 SHERIDAN LN  
GARDNERVILLE, NV 89460

Escrow No. 1901483-RLT

The undersigned hereby affirms that this document submitted for recording does not contain the social security number of any person or persons. (Pursuant to NRS 239b.030)

APN 1219-15-001-109 Space Above for Recorder's Use Only

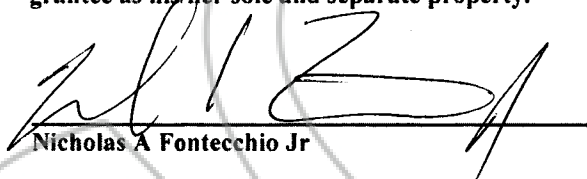
R.P.T.T. \$ -0-

**QUITCLAIM DEED**

**THIS INDENTURE WITNESSETH:** That Nicholas A Fontecchio Jr., an unmarried man , FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, do/does hereby quitclaim to Charlotte Z Fontecchio, an unmarried woman all that real property in the County of DOUGLAS, State of Nevada, bounded and described as follows:

**SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF**

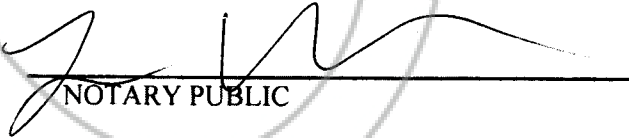
It is the express intent of the grantor, being the spouse of the grantee, to convey all right, title and interest of the grantor, community or otherwise, in and to the herein described property, to the grantee as his/her sole and separate property.


  
\_\_\_\_\_  
Nicholas A Fontecchio Jr

STATE OF NEVADA  
COUNTY OF DOUGLAS

} SS:

This instrument was acknowledged before me on May 14, 2019,  
by Nicholas A. Fontecchio SR.

  
\_\_\_\_\_  
NOTARY PUBLIC

 **TYLER MACALUSO**  
Notary Public - State of Nevada  
Appointment Recorded in Washoe County  
No: 16-3876-2 - Expires October 14, 2020

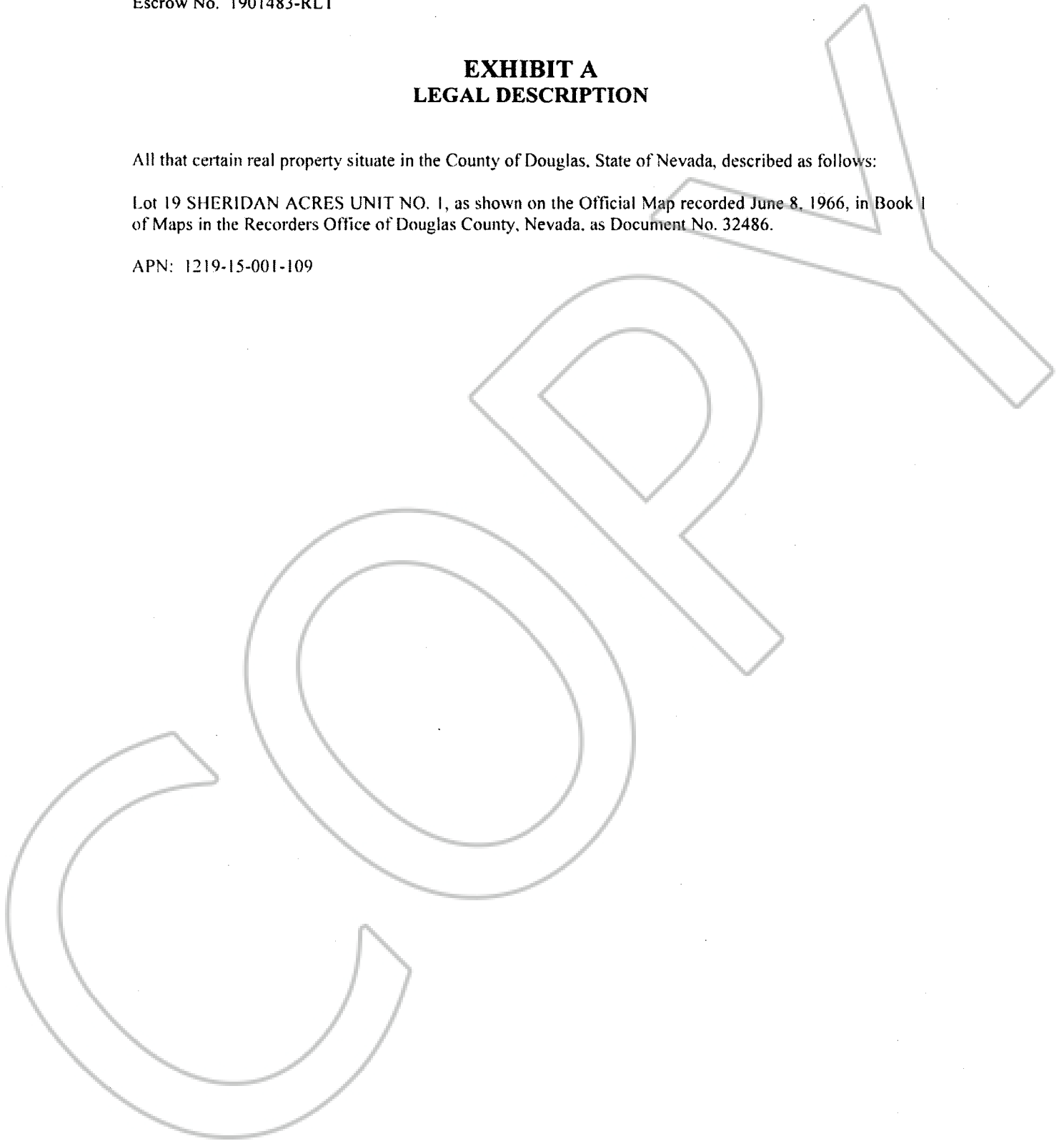
Escrow No. 1901483-RLT

**EXHIBIT A  
LEGAL DESCRIPTION**

All that certain real property situate in the County of Douglas, State of Nevada, described as follows:

Lot 19 SHERIDAN ACRES UNIT NO. 1, as shown on the Official Map recorded June 8, 1966, in Book I of Maps in the Recorders Office of Douglas County, Nevada, as Document No. 32486.

APN: 1219-15-001-109



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

**1. Assessor Parcel Number(s)**

- a) 1219-15-001-109
- 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**  
Notes: \_\_\_\_\_

**3. Total Value/Sales Price of Property:**

Deed in Lieu of Foreclosure Only (value of property) \$ 0  
 Transfer Tax Value \$ \_\_\_\_\_  
 Real Property Transfer Tax Due: \$0.00

**4. If Exemption Claimed**

- a. Transfer Tax Exemption, per NRS 375.090, Section #6
- b. Explain Reason for Exemption: CONVEYANCE PURSUANT TO DECREE OF DIVORCE

**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 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 GRANTOR  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**

**BUYER (GRANTEE) INFORMATION**

(REQUIRED)

(REQUIRED)

Print Name: Nicholas A. Fontecchio, Jr.  
 Address: 650 Stone Tower Rd  
 City: Sparks  
 State: NV Zip: 89410

Print Name: Charlotte Z. Fontecchio  
 Address: 970 Sherman Ln  
 City: Sparks  
 State: NV Zip: 89410

**COMPANY/PERSON REQUESTING RECORDING**  
(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Titco Title of Nevada, Inc. Escrow #: 1901483-RLT  
 Address: 5441 Kietzke Lane, #100  
 City: Reno State: Nevada Zip: 89511

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)