

APN: 1320-31-510-004

**RECORDING REQUESTED BY AND  
MAIL TO:**

David Neal Moline  
1387 Hawkins Peak Road  
Gardnerville, NV 89460

**MAIL TAX STATEMENTS TO:**

David Neal Moline  
1387 Hawkins Peak Road  
Gardnerville, NV 89460

*Pursuant to NRS 239B.030(4), I affirm that  
the instrument contained below (or attached hereto)  
does not contain the social security number of any  
person.*

DOUGLAS COUNTY, NV

2019-933277

Rec:\$35.00

Total:\$35.00

08/09/2019 12:37 PM

MICHAEL ROWE

Pgs=4



00095992201909332770040046

KAREN ELLISON, RECORDER

E05

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**EXECUTOR'S DEED**

**COMES NOW**, Walter Neal Moline, Deceased, by and through David Neal Moline, Executor of the Estate of Walter Neal Moline, Deceased, as Grantor ("Grantor"), and David Neal Moline, a married man as his sole and separate property ("Grantee"), and upon the following recitals, terms and conditions, and for no other consideration, conveys to Grantee, a married man as his sole and separate property, the Estate's interest in the property hereinbelow described.

**WITNESSETH**

**WHEREAS**, on 5<sup>th</sup> August 2019, the Ninth Judicial District Court of the State of Nevada in and for the County of Douglas, entered its Order for, *inter alia*, distribution and settlement in Case No. 19-PB-0042 styled "In the Matter of the Estate of Walter Neal Moline, Deceased", which Order was entered by Department II, the Honorable Thomas W. Gregory presiding ("Order"); and

**WHEREAS**, pursuant to the Order, the Court ordered that Grantor was authorized to deed the real property and the land now owned by Grantor which had been reserved by the Decedent; and

**WHEREAS**, it is Grantor's intention at this time to convey to Grantee, David Neal Moline, a married man as his sole and separate property, the land now owned by Grantor which had been reserved by the Decedent. The real property and improvements owned by Grantee, and to which the rights reserved by the Decedent are hereby conveyed, is located in Minden, Douglas County, State of Nevada, commonly known as Douglas County Assessor's Parcel No. 1320-31-510-004, also commonly known as 1698 Mackland Avenue, Minden, Nevada, 89423; more specifically described as follows:

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

Lot 4, as said lot is set forth on the Official Plat of Stonegate Unit No. 1, a planned unit development, filed for the record in the Office of the County Recorder of Douglas County, State of Nevada, on July 2, 1987, in Book 787, Page 503, as Document No. 157644

APN: 1320-31-500-004

TOGETHER with all tenements, hereditaments and appurtenances, if any, thereto belonging or appertaining in any reversions, remainders, rents, issues or profits thereof.

**NOW, THEREFORE**, Grantor hereby conveys to Grantee, a married man as his sole and separate property, all of the rights in and to the parcel of land described herein acquired by the Estate and the Executor as described in that Grant, Bargain and Sale Deed recorded as Document No. 313992; Book 0793 Page 6790, and commonly known as Douglas County, Nevada, Assessor's Parcel No. 1320-31-510-004, specifically described herein. The rights in and to said parcel are conveyed to Grantee "as is", and "where is", with no guarantees or warranties whatsoever.

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Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

DATED this 5<sup>th</sup> day of August, 2019.

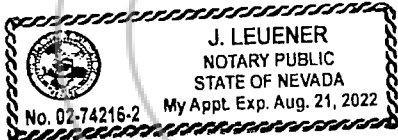
David Neal Moline, Executor  
DAVID NEAL MOLINE, Executor  
of the Estate of Walter Neal Moline

**ACKNOWLEDGEMENT**

STATE OF NEVADA        )  
  ) ss.  
COUNTY OF DOUGLAS    )

On 5 August 2019, before me, the undersigned, a Notary Public in and for said County and State, personally appeared DAVID NEAL MOLINE known to me to be the person whose name is subscribed to the within instrument and acknowledged that she executed the same.

WITNESS my hand and official seal.



J. Leuener  
NOTARY PUBLIC

STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessor Parcel Number(s)  
 a) 1320-31-510-004  
 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: _____	

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 # 5  
 b. Explain Reason for Exemption: Transfer of rel property, if owner is related to person to whom it is conveyed within the first degree of consanguinity *Father to Son*

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 \_\_\_\_\_ Grantor  
 Signature [Signature] Capacity \_\_\_\_\_ Grantee

**SELLER (GRANTOR) INFORMATION (REQUIRED)**  
 David Neal Moline  
 Print Name: \_\_\_\_\_  
 Address: 1387 Hawkins Peak Road  
 City: Gardnerville  
 State: NV Zip: 89460

**BUYER (GRANTEE) INFORMATION (REQUIRED)**  
 Moline Family Revocable Trust UTD 3/15/06  
 Print Name: \_\_\_\_\_  
 Address: 1387 Hawkins Peak Road  
 City: Gardnerville  
 State: NV Zip: 89460

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)  
 Print Name: Michael S. Rowe, Esq. Escrow # \_\_\_\_\_  
 Address: PO Box 2080  
 City: Minden State: NV Zip: 89423

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