

APN: 142007611047

File Number: OS3220-19009903

After Recording, Send To:

TITLE 365
345 Rouser Road, Bldg 5, Ste 300
Coraopolis, PA 15108

SEND TAX STATEMENTS/BILLS TO:
Jeffrey T. Rahme and **Vanessa E. Rahme**
3566 Shadow Ln., Carson City, NV 89705

QUITCLAIM DEED

Daniel L. Rahme, a single man, and **Jeffrey T. Rahme**, a formerly single man, hereinafter grantors, whose tax-mailing address is **3566 Shadow Ln., Carson City, NV 89705**, for \$1.00 (One Dollar and Zero Cents) in consideration paid, grant and quitclaim to **Jeffrey T. Rahme** and **Vanessa E. Rahme**, husband and wife, as joint tenants with right of survivorship, hereinafter grantees, whose tax mailing address is **3566 Shadow Ln., Carson City, NV 89705**, with quitclaim covenants, all right, title, interest and claim to the following land in the following real property:

The land hereinafter referred to is situated in the City of Carson City, County of Douglas, State of NV, and is described as follows:

Lot 20, in Block C, of Sunridge Heights Phase 2, a Planned Unit Development, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, on September 30, 1993, in Book 993, Page 6482, as Document No. 319089.

Being the same property conveyed from Prudential Relocation, Inc., an Arizona corporation to **Daniel L. Rahme**, a single man and **Jeffrey T. Rahme**, a single man, as joint tenants by deed dated June 1, 2007 and recorded January 17, 2008 as Instrument Number 716401, of official records.

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Property Address is: 3566 Shadow Ln., Carson City, NV 89705

Prior instrument reference: 716401

The real property described above is conveyed subject to and with the benefit of: All easements, covenants, conditions and restrictions of record; in so far as in force applicable.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

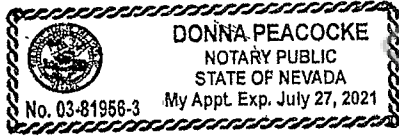
TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantors, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

Executed by the undersigned on Nov 12, 2019:

Daniel L. Rahme
Daniel L. Rahme

STATE OF Nevada
COUNTY OF Douglas

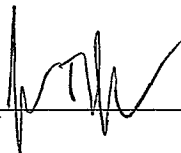
The foregoing instrument was acknowledged before me on Nov 12, 2019 by **Daniel L. Rahme** who is personally known to me or has produced drivers license as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.



Donna Peacocke
Notary Public

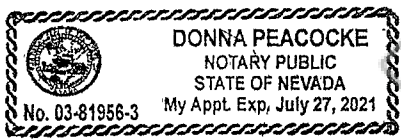


Executed by the undersigned on Nov 12, 2019:

Jeffrey T. Rahme 

STATE OF Nevada
COUNTY OF Douglas

The foregoing instrument was acknowledged before me on Nov 12, 2019 by **Jeffrey T. Rahme** who is personally known to me or has produced drivers license as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.



Donna Peacocke
Notary Public

This instrument prepared by:
Jay A. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law, 3805 Edwards Road, Suite 550,
Cincinnati, Ohio 45209 (513) 247-9605 Fax: (866) 611-0170.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 142007611047
 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. a. Total Value/Sales Price of Property \$ 131,000.00
 b. Deed in Lieu of Foreclosure Only (value of property ())
 c. Transfer Tax Value: \$ X
 d. Real Property Transfer Tax Due \$ 510.90

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption per NRS 375.090, Section _____
 b. Explain Reason for Exemption: _____

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)
 Print Name: Daniel L. Rahme and Jeffrey T. Rahme
 Address: 3566 Shadow Ln., Carson City, NV 89705
 City: _____
 State: _____ Zip: _____

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Jeffrey T. Rahme and Vanessa E. Rahme
 Address: 3566 Shadow Ln., Carson City, NV 89705
 City: _____
 State: _____ Zip: _____

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: Visionet Systems, Inc
 Address: 183 Industry Drive
 City: Pittsburgh

Escrow # 053220-19009903
 State: PA Zip: 15275