

APN: 1220-16-210-085
APN-0000-27-652-050

WHEN RECORDED MAIL TO:
Cecilia LeBaron
8209 Foothill Blvd # A124
Sunland CA 91040

MAIL TAX STATEMENTS TO:
Same As Above

Space Above for Recorder's Use Only

Escrow No. 20058006-AD1
R.P.T.T. Exempt 4

QUITCLAIM DEED

THIS INDENTURE WITNESSETH: That Joe Gaudreault, a married man as his sole and separate property, as to an undivided 10% interest and Cecilia LeBaron, an unmarried woman, as to an undivided 90% interest FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, hereby quitclaim to Cecilia LeBaron, a single 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

Signed in Counterpart

Joe Gaudreault

Cecilia LeBaron

Cecilia LeBaron

SEE PAGE TWO (2) FOR NOTARY ACKNOWLEDGEMENT

ADN: 1220-16-210-085

APN ~~0000-27-652-050~~ (C)

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Joe Gaudreault

Signed in Counterpart
Cecilia LeBaron

Joe Gaudreault

SEE PAGE TWO (2) FOR NOTARY ACKNOWLEDGEMENT

NOTARY ACKNOWLEDGEMENT FOR QUITCLAIM DEED

Escrow No. 20058006-AD1

STATE OF NEVADA
COUNTY OF DOUGLAS

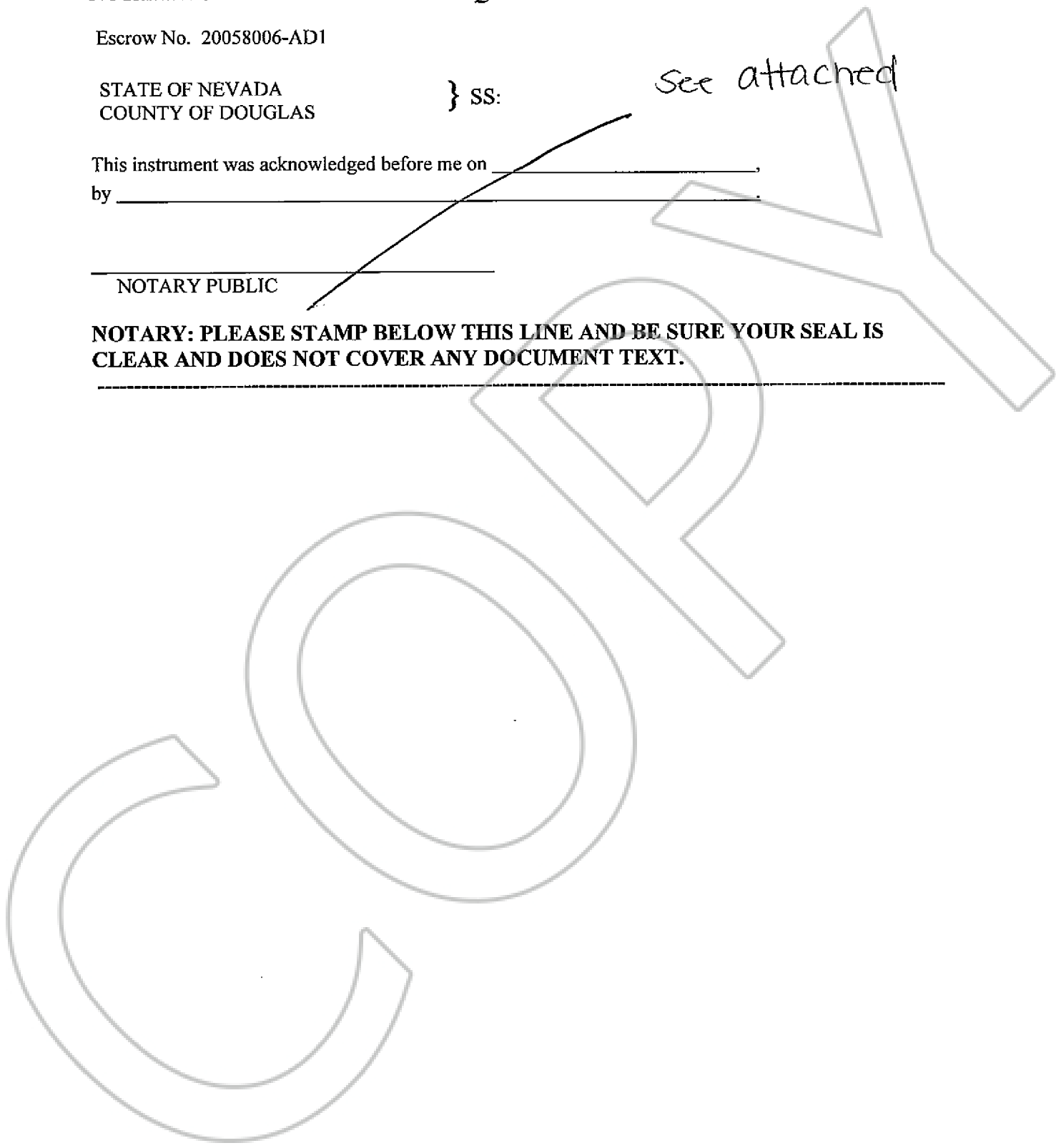
} SS:

See attached

This instrument was acknowledged before me on _____
by _____

NOTARY PUBLIC

NOTARY: PLEASE STAMP BELOW THIS LINE AND BE SURE YOUR SEAL IS CLEAR AND DOES NOT COVER ANY DOCUMENT TEXT.



ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Los Angeles)

On February 6, 2020 before me, Andrik Karapetyan, Notary Public
(insert name and title of the officer)

personally appeared Cecilia LeBaron,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature  (Seal)



NOTARY ACKNOWLEDGEMENT FOR QUITCLAIM DEED

Escrow No. 20058006-AD1

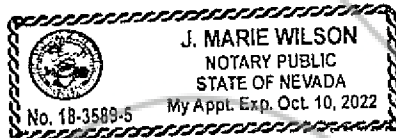
STATE OF NEVADA
COUNTY OF DOUGLAS

} SS:

This instrument was acknowledged before me on 6th Feb 2020
by Joe Gaudreault

J. Marie Wilson
NOTARY PUBLIC

NOTARY: PLEASE STAMP BELOW THIS LINE AND BE SURE YOUR SEAL IS CLEAR AND DOES NOT COVER ANY DOCUMENT TEXT.

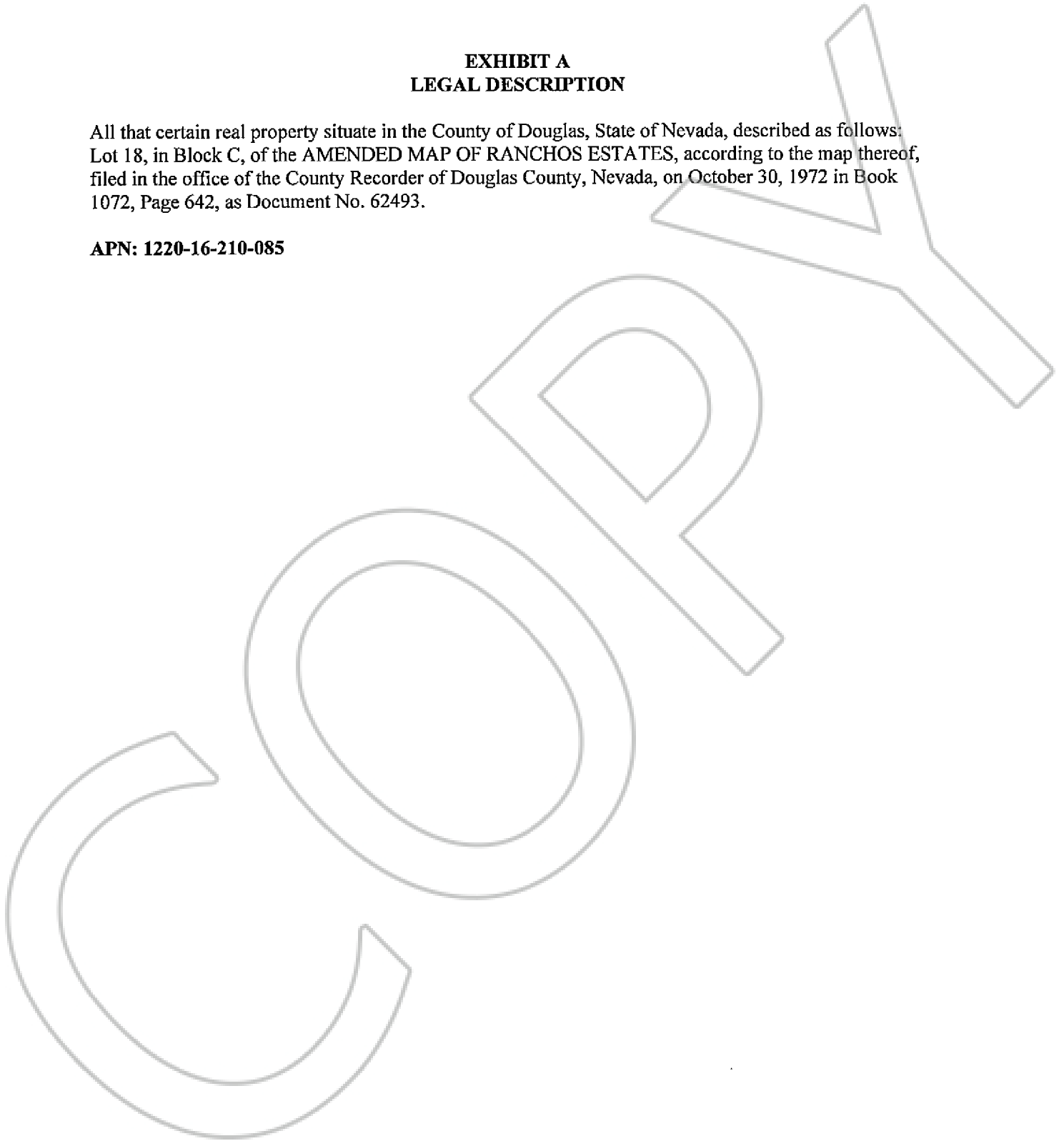


Escrow No. 20058006-AD1

**EXHIBIT A
LEGAL DESCRIPTION**

All that certain real property situate in the County of Douglas, State of Nevada, described as follows:
Lot 18, in Block C, of the AMENDED MAP OF RANCHOS ESTATES, according to the map thereof,
filed in the office of the County Recorder of Douglas County, Nevada, on October 30, 1972 in Book
1072, Page 642, as Document No. 62493.

APN: 1220-16-210-085



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 0000-27-652-050 1220-16-26-085
 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'/Ind'l
 g) Agricultural h) Mobile Home
 Other _____

FOR RECORDER'S OPTIONAL USE ONLY
 Book: _____ Page: _____
 Date of Recording: _____
 Notes: _____

3. a. Total Value/Sales Price of Property: \$0.00
 b. Deed in Lieu of Foreclosure Only (value of property) (_____)
 c. Transfer Tax Value: \$ _____
 d. Real Property Tax Due: \$ 0.00

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section 4
 b. Explain Reason for Exemption: to remove co-owner 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 _____ Capacity GRANTOR
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Joe Gaudreault
 Address: 2017 Cockinghorse
 City: GARDNERVILLE
 State: NV Zip: 89410

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Cecilia LeBaron
 Address: 8209 Foxmill Blvd # A124
 City: Spindale
 State: CA Zip: 91040

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buy)

Print Name Ticor Title of Nevada, Inc. Escrow # 20058006AD1
 Address, City, State, Zip: 8965 S. Eastern Ave. Ste 190 Las Vegas, NV 89123

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED