

## AFTER RECORDING RETURN TO:

GODEEDS, INC.

Attn: LegalZoom Dept.

8940 Main Street

Clarence, NY 14031

File No. 536452596-61601541

## MAIL TAX STATEMENTS TO:

**Holly Rollo and Stephane Plihon**

115 Drew Court

Stateline, NV 89449

Tax ID No.: 1319-19-111-006

## QUIT CLAIM DEED

THIS DEED made and entered into on this 11 day of February, 2020, by and between **Holly K. Rollo and Stephane M. Plihon, wife and husband, as community property with right of survivorship**, a mailing address of 115 Drew Court, Stateline, NV 89449, hereinafter referred to as Grantor(s) and **Holly Rollo and Stephane Plihon, as trustees of The Holly Rollo and Stephane Plihon Living Trust, dated Feb 5<sup>th</sup> 2018**, a mailing address of 115 Drew Court, Stateline, NV 89449, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ONE and NO/100 (\$1.00) DOLLAR, cash in hand paid, the receipt of which is hereby acknowledged, have this day remise, release, quitclaim and convey to the said Grantee(s) the following described real estate located in Douglas County, NEVADA:

LOT 51 AS SHOWN ON THE MAP OF KINGSBURY VILLAGE, UNIT NO. 5, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA ON SEPTEMBER 07, 1996, AS DOCUMENT NO. 33786.

Also known as: 115 Drew Court, Stateline, NV 89449

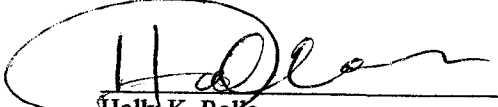
SUBJECT TO EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS, RESERVATIONS, AND LIMITATIONS OF RECORD, IF ANY.

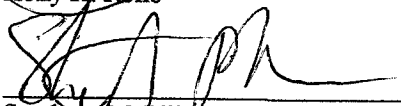
TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in FEE SIMPLE.

And that said conveyance does not render the Grantor(s) insolvent nor is it for the purpose of defrauding any of the creditors of the Grantor(s).

Tax ID No.: 1319-19-111-006

IN WITNESS WHEREOF, the said Grantor(s) has/have signed and sealed this deed, the day and year above written.


  
\_\_\_\_\_  
Holly K. Rollo

  
\_\_\_\_\_  
Stephane M. Plihon

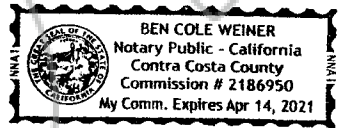
STATE OF California  
COUNTY OF Contra Costa

On February 11, 2020, before me, the undersigned, a notary public in and for said State personally appeared Holly K. Rollo and Stephane M. Plihon personally known to me (or 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 belief of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

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

Ben Cole Weiner  
\_\_\_\_\_  
Printed Name of Notary Public



My commission expires: April 14, 2021

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a. 1319-19-111-006  
 b. \_\_\_\_\_  
 c. \_\_\_\_\_  
 d. \_\_\_\_\_

2. Type of Property:
- |  |   |
|--|---|
| a. <input type="checkbox"/> Vacant Land  | b. <input checked="" type="checkbox"/> Single Fam. Res. |
| c. <input type="checkbox"/> Condo/Twnhse | d. <input type="checkbox"/> 2-4 Plex                    |
| e. <input type="checkbox"/> Apt. Bldg    | f. <input type="checkbox"/> Comm'l/Ind'l                |
| g. <input type="checkbox"/> Agricultural | h. <input type="checkbox"/> Mobile Home                 |
| <input type="checkbox"/> Other           |   |

FOR RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: <u>Verified Trust - JS</u>	

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

**4. If Exemption Claimed:**

- a. Transfer Tax Exemption per NRS 375.090, Section 7  
 b. Explain Reason for Exemption: TRANSFER INTO A TRUST FOR NO 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 [Handwritten Signature] Capacity: Grantor  
 Signature [Handwritten Signature] Capacity: Grantor

**SELLER (GRANTOR) INFORMATION**  
(REQUIRED)

Print Name: Holly K. Rollo and Stephane M. Plihon  
 Address: 115 Drew Court  
 City: Stateline  
 State: NV Zip: 89449

**BUYER (GRANTEE) INFORMATION**  
(REQUIRED)

Print Name: The Holly Rollo and Stephane Plihon Living Trust  
 Address: 115 Drew Court  
 City: Stateline  
 State: NV Zip: 89449

**COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)**

Print Name: GOdeeds, Inc.  
 Address: 8940 Main Street  
 City: Clarence

Escrow # \_\_\_\_\_  
 State: NY Zip: 14031