

APN: 1220-18-002-002
Exempt: NRS 375.090(5)



RECORDING REQUESTED BY:
Halstead Law Offices
615 S. Arlington Ave.
Reno, NV 89509

KAREN ELLISON, RECORDER E03

MAIL TAX STATEMENTS TO:
Lois Yuzbick
P.O. Box 551327
S. Lake Tahoe, CA 96155

THE UNDERSIGNED HEREBY AFFIRMS THAT
THIS DOCUMENT SUBMITTED FOR RECORDING
DOES NOT CONTAIN A SOCIAL SECURITY NUMBER.

EXECUTOR'S DEED

Lois Yuzbick, Administrator of the Estate of Evelyn Cervenak, on behalf of Evelyn Cervenak, Deceased, does hereby release and quitclaim to Lois Yuzbick, in her individual capacity, all of the right, title and interest that the Decedent had at the time of her death and all of the right, title and interest that the Estate may have subsequently acquired by operation of law, or otherwise, in and to the real property situated in the County of Douglas, State of Nevada, being a portion of the Northwest Quarter of the Southeast Quarter of Section 18, Township 12 North, Range 20 East, M.D.B.&M., described as follows::

Commencing at the quarter corner common to Sections 17 and 18 of said Township and Range; thence South 84°58'22" West a distance of 2,608.00 feet to a point on the Easterly right of way line of State Highway 88 at station 212+19.10, to the true point of beginning; thence from the true point of beginning South 0°06' East, along said right of way line a distance of 569.45 feet; thence leaving said right of way line North 74°54'20" East a distance of 271.63 feet, more or less, to a point in the Southwesterly line of the Old County Road, said point also being a point in the Easterly line of the property as described in the Deed to William F. Neddenriep, et ux, recorded April 3, 1959, in Book E-1 of Deeds, at page 147, as Document No. 14207, Douglas County, Nevada, records; thence North 27°49'40" West, along the Easterly line of the property as described in the above referenced Deed and the Southwesterly line of said road, a distance of 563.93 feet to the true point of beginning AND that portion of the old county road lying between the center line thereof and the Easterly line of the above described parcel.

Legal Description previously recorded in Document 829680


Reference is hereby made to the ORDER APPROVING WAIVER OF INVENTORY AND ACCOUNTING; TRANSFERRING REAL PROPERTY TO ESTATE; APPROVING FEES AND COSTS; AND FOR DISTRIBUTION OF ESTATE attached hereto and entered by the Ninth Judicial District Court of the State of Nevada, in the County of Douglas, on 5-4, 2020, in Case No. 19-PB-0100 of said Court. This Deed is given pursuant to said proceedings and Order.

IN WITNESS WHEREOF, this instrument is executed this 4 day of May 5/4, 2020.

Lois Yuzbick
Lois Yuzbick for the Estate of Evelyn Cervenak

CA
STATE OF ~~NEVADA~~)
El Dorado) ss.
COUNTY OF ~~WASHOE~~)

On 5-4, 2020, before me, Notary Public, personally appeared Lois Yuzbick and proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument, titled Executor's Deed, and acknowledged to me that she executed the same in her authorized capacity, and that by his signature on the instrument the person or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal. 
**See Attached Notary
Acknowledgment Certificate**

Notary Public
Commission No:
Commission Expires:

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

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 El Dorado

On 5-4-2020 before me, T. Martinez-Green

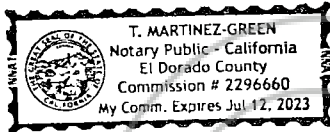
Date

Here Insert Name and Title of the Officer

personally appeared Lois A. Yuzhich

Name(s) of Signer(s)

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

Signature of Notary Public

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s):

- a) 1220-18-002-002
- 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:

Per Patricia - OK to use Exempt #3
Per Court Order - J

3. Total Value/Sales Price of Property:

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

4. If Exemption Claimed:

a. Transfer tax exemption, per NRS 375.090, Section: 5-3

b. Explain reason for exemption: A transfer, assignment or other conveyance of real property if the owner of the property is related to the person to whom it is conveyed within the first degree of lineal consanguinity or affinity – mother to daughter

5. 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 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: **Attorney**

SELLER (GRANTOR) INFORMATION

Print Name: Lois Yuzbick, Administrator of the Estate of Evelyn Cervenak
Address: P.O. Box 551327
City: S. Lake Tahoe
State: CA Zip: 96155

BUYER (GRANTEE) INFORMATION

Print Name: Lois Yuzbick
Address: P.O. Box 551327
City: S. Lake Tahoe
State: CA Zip: 96155

Company/Person Requesting Recording: (Required if not the Seller or Buyer)

Patricia Halstead, Esq., Halstead Law Offices ESCROW # N/A
615 S. Arlington Avenue
Reno, NV 89509