DOUGLAS COUNTY, NV Rec:\$40.00 Total:\$40.00

JAMES G PACE

2020-948426

06/30/2020 11:57 AM

Pgs=3

APN: 1319-10-210-002

RECORDING REQUESTED BY:

James G. Pace P.O. Box 897 Genoa, NV 89411

AFTER RECORDATION, RETURN BY MAIL TO:

James Gregory pace, Trustee P.O. Box 897 Genoa, NV 89411

KAREN ELLISON, RECORDER

E07

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUIT CLAIM DEED

THIS QUITCLAIM DEED, executed this 29th day of April, 2020, by first party, Grantor, JAMES G. PACE, a married man as to his undivided 10% interest, whose post office address is P.O. Box 897, Genoa, NV 89411, to second party, Grantee, JAMES GREGORY PACE, Trustee of THE JAMES GREGORY PACE TRUST, dated April 27, 2020, as to an undivided 10% interest, whose post office address is P.O. Box 897, Genoa, NV 89411.

WITNESSETH, That the said first party, for good consideration and for the sum of Ten Dollars (\$10.00) paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said second party forever, all the right, title, interest and claim which the said first party has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Douglas, State of Nevada to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Subject to Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any. TOGETHER with all and singular the tenements, hereditaments and appurtenances now of record, if any.

IN WITNESS WHEREOF, the said first party has signed and sealed these presents the day and year first above written.

State of Nevada

) ss. County of Douglas

This instrument was acknowledged before me on the <u>LP</u> day of <u>APRIL</u>, 2020, by James G.

Notary Public

Pace

RISHELE L. THOMPSON Notary Public - State of Nevada Appointment Recorded in Douglas County No: 99-54931-5 - Expires April 10, 2023

EXHIBIT "A"

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

A PARCEL OF LAND LOCATED WITHIN A PORTION OF SECTION 10, TOWNSHIP 13 NORTH, RANGE 19 EAST, MOUNT DIABLO MERIDIAN, DOUGLAS COUNTY, NEVADA DESCRIBED AS FOLLOWS:

A PORTION OF PARCELS 1 AND 2, AS SET FOR4CH ON PARCEL, MAP FOR COIT ENTERPRISES, INC., FILED FOR RECORD NOVEMBER 23, 1992, IN BOOK 1192, PAGE 3832, DOCUMENT NO. 293701, OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA, AND BEING FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF PARCEL 1, AS SHOWN ON THE PARCEL MAP FOR COIT ENTERPRISES, INC, AS RECORDED NOVEMBER 23, 1992 IN BOOK 1192 PAGE 3832, DOCUMENT NO. 2937011, OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA, THENCE SOUTH 71°41'40' EAST, 132.15 FEET TO THE POINT OF BEGINNING;

THENCE NORTH 24°09'09" EAST, 330.22 FEET;

THENCE SOUTH 70°43'51' EAST, 166.20 FEET;

THENCE SOUTH 24°09'09" WEST, 327.41 FEET;

THENCE NORTH 71°41' 40", WEST, 166.46 FEET THE POINT OF BEGINNING

REFERENCE IS MADE TO THAT CERTAIN RECORD OF SURVEY TO SUPPORT A BOUNDARY LINE ADJUSTMENT FOR CO1T ENTERPRISES, INC., FILED FOR RECORD APRIL 1,1993, BOOK 493, PAGE 115, DOCUMENT NO. 303571, OFFICIAL RE'CORDS OF DOUGLAS COUNTY, NEVADA.

Per NRS 111.312, this legal description was previously recorded at Document No. 2019-938398, on 11/18/2019.

APN: 1319-10-210-002

STATE OF NEVADA	
DECLARATION OF VALUE	
 Assessor Parcel Number(s) 	
a)1319-10-210-002	^
b)	/\
c)	()
d)	\ \
	\ \
2. Type of Property:	\ \
a) Vacant Land b) Single Fam. Re	es.
c) Condo/Twnhse d) 2-4 Plex	
	FOR RECORDERS OPTIONAL USE ONLY BOOK PAGE
e) Apt. Bldg f) Comm'l/Ind'l	DATE OF RECORDING:
g) Agricultural h) Mobile Home	NOTES:
i) L Other	Trust Ced OK-KLE
, <u> </u>	Mas con UK-FCE
3. Total Value/Sales Price of Property:	/ s
Deed in Lieu of Foreclosure Only (value of property)	
Transfer Tax Value:	\$
Real Property Transfer Tax Due:	\$
4. <u>If Exemption Claimed:</u>	
a. Transfer Tax Exemption per NRS 375.090,	Section #7
b. Explain Reason for Exemption: Transfer to	Trust without consideration
5. Partial Interest: Percentage being transferred: 1	<u>10.00</u> %
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 t	
supported by documentation if called upon to substa	ntiate the information provided herein. Furthermore, the
	ption, or other determination of additional tax due, may
result in a penalty of 10% of the tax due plus interest	
result in a penalty of 1070 of the tax due plus interes-	t at 17,6 por monan.
Pursuant to NRS 375.030, the Buyer and Seller shall be joi	intly and severally liable for any additional amount owed.
Signature Janes J. Pace	Capacity Grantor
	7 1/1
Signature	Capacity
/	
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(REQUIRED)	(REQUIRED)
Print Name: James G. Pace	Print Name: James Gregory Pace, Trustee
Address: P.O. Box 897	Address: P.O. Box 897
City: Genoa	City: Genoa
State: NV Zip: 89411	State: NV Zip: 89411
COMPANY/PERSON REQUESTING RECORDING	
(required if not the seller or buyer)	
Print Name:	Escrow #
Address:	<u> </u>
City: State:	Zip:
(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)	