

DOUGLAS COUNTY, NV

2020-949590

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=3

07/23/2020 08:15 AM

U.S. DEEDS

KAREN ELLISON, RECORDER

E07

ASSESSOR'S PARCEL NO. 1319-15-000-029

WHEN RECORDED MAIL TO:

BRITTANY K. COLEMAN
LAW ELDERLAW LLP
2275 CHURCH ROAD
AURORA, IL 60502

MAIL TAX NOTICES TO:

ROBYN R. HOWLER, TRUSTEE
1467 WALNUT HILL AVENUE
ST. CHARLES, IL 60174

QUITCLAIM DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, ROBYN R. HOWLER, who acquired title as ROBYN RENEE STANEK, a widow (herein, "Grantor"), whose address is 1467 Walnut Hill Avenue, St. Charles, IL 60174, hereby QUITCLAIMS to ROBYN R. HOWLER, Trustee, or any successors in trust, under the RRH TRUST dated December 11, 2019 and any amendments thereto (herein, "Grantee"), whose address is 1467 Walnut Hill Avenue, St. Charles, IL 60174, all of Grantor's right, title and interest in and to that certain real property located in Douglas County, Nevada, more particularly described as follows:

SEE EXHIBIT A ATTACHED HERETO.

Property street address: 2001 Foothill Road, Genoa, NV 89411

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated this 2 day of July, 2020.

GRANTOR:

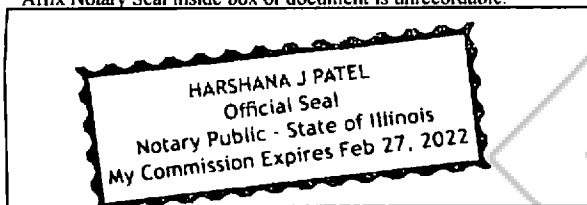
Robyn R. Howler

ROBYN R. HOWLER, who acquired title as ROBYN RENEE STANEK

STATE OF Illinois
COUNTY OF Kane

This instrument was acknowledged before me on 07/02/2020, by ROBYN R. HOWLER, who acquired title as ROBYN RENEE STANEK.

Affix Notary Seal inside box or document is unrecordable.



Harshana J. Patel
NOTARY PUBLIC

Affirmation Statement

I, the undersigned, hereby affirm that this document as submitted for recording does not contain the social security number of any person.

RRH Trust dated December 11, 2019

Robyn R. Howler
Robyn R. Howler, Trustee
Grantee

EXHIBIT A

A timeshare estate comprised of an undivided interest as tenants in common in and to that certain real property and improvements as follows:

An undivided 1/204ths interest in and to all that real property situate in the County of Douglas, State of Nevada, described as follows:

ADJUSTED PARCEL J as shown on that Record of Survey for DAVID WALLEY'S filed for record with the Douglas County Recorder on July 26, 2006, in Book 0706, at Page 9384, as Document No. 0680634, Official Records of Douglas County, Nevada.

Together with those easements appurtenant thereto and such easements and use rights described in the Declaration of Time Share Covenants, Conditions and Restrictions for David Walley's Resort recorded September 23, 1998, as Document No. 0449993, and as amended by Document Nos. 0466255, 0485265, 0489957, 0509920 and 0521436, and that Declaration of Annexation of David Walley's Resort Phase VI recorded on August 8, 2006 in the Office of the Douglas County Recorder as Document No. 0681616 and subject to said Declaration; with the exclusive right to use said interest for one Use Period within a TWO BEDROOM UNIT every year in accordance with said Declaration.

Together with a perpetual non-exclusive easement of use and enjoyment in, to and throughout the Common Area and a perpetual non-exclusive easement for parking and pedestrian and vehicular access, ingress and egress set forth in Access Easement and Relocation recorded on May 26, 2006, in Book 0506 at Page 10729, as Document No. 0676008; and Access Easement recorded on July 26, 2006, in Book 0706 at Page 9371, as Document No. 0680633, all of Official Records, Douglas County, Nevada.

SUBJECT TO any and all matters of record, including taxes, assessments, easements, oil and mineral reservations and leases, if any, rights of way, agreements and the Declaration of Time Share Covenants, Conditions and Restrictions for David Walley's Resort recorded on September 23, 1998, in Book 998 at Page 4404 as Document Number 449993, Official Records of Douglas County, Nevada, and which Declaration is incorporated herein by this reference as if the same were fully set forth herein.

Per NRS 111.312, this legal description was previously recorded as Document No. 0701330, in Book 507, Page 5987, on May 17, 2007, in the office of the Recorder of Douglas County, Nevada.

The parties herein confirm and agree by their signatures above and/or acceptance of this document that the preparer of this document has not advised the parties on the propriety or suitability of the conveyance; has been engaged solely for the purpose of preparing this instrument; has prepared the instrument only from information given to preparer by the parties and/or their representatives; has not verified the accuracy of the consideration stated to have been paid or upon which any tax may have been calculated; has not verified the legal existence or authority of any party or person executing the document; has not been requested to provide nor has preparer provided a title search, an examination of title or legal description, an opinion on title, legal review or advice of any sort, or advice on property taxes, reassessments, other taxes or the tax, legal or non-legal consequences that may arise from the conveyance; and that they agree to hold harmless, indemnify and defend the preparer from and against any and all losses, liabilities, claims, demands, actions, suits, proceedings, and costs of every nature arising therefrom. The parties herein further agree at any time, and from time to time, to cooperate, adjust, initial, execute, re-execute and re-deliver such further deeds and documents, correct any defect, error or omission and do any and all such further things as may be necessary to implement and carry out the intent of the parties in making this conveyance. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1319-15-000-029
 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: Timeshare

FOR RECORDER'S OPTIONAL USE ONLY
 Book: _____ Page: _____
 Date of Recording: _____
 Notes: 7/23/20 Trust Ok~A.B.

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

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption per NRS 375.090, Section 7
 b. Explain Reason for Exemption: Transfer to a trust for no consideration

5. Partial Interest: Percentage being transferred: 100.00 %

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 Robyn R. Howler Capacity GRANTOR

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Robyn R Howler fka Robyn Renee Stanek
 Address: 1467 Walnut Hill Avenue
 City: St. Charles
 State: IL Zip: 60174

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Robyn R. Howler, Trustee of the RRH Trust
 Address: 1467 Walnut Hill Avenue
 City: St. Charles
 State: IL Zip: 60174

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: U.S. Deeds Escrow #: N/A
 Address: 423 Lithia Pinecrest Road
 City: Brandon State: FL Zip: 33511