DOUGLAS COUNTY, NV

Rec:\$40.00 Total:\$40.00

STEVEN MAUSER

2020-954838

10/20/2020 11:15 AM

Pgs=3

APN # 1320-29-119-011

RECORDING REQUESTED AND RETURN TO:

Lifeline Estate Services, Inc. 3708 Lakeside Dr. Ste. 202

Reno, NV 89509

MAIL TAX STATEMENT TO:

Steven D. Mauser 963 Topsy Ln. #306-381 Carson City, NV 89423



KAREN ELLISON, RECORDER

E07

### QUITCLAIM DEED

Steven D. Mauser, trustee of The Revocable Living Trust Agreement of Steven D. Mauser Dated July 24, 2008, hereby quitclaims to Steven D. Mauser, trustee or successor trustee of the STEVEN MAUSER TRUST DATED OCTOBER 8, 2020, the following described real estate in Douglas County, State of Nevada:

#### See Exhibit A attached:

Together with all tenements, hereditaments and appurtenances, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof. This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties or by said County Assessor in which the property resides. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

Dated: October 8th, 2020

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

STEVEN D. MAUSER

STATE OF NEVADA

) SS:

COUNTY OF WASHOE

ACKNOWLEDGMENT

Personally came before me this 8<sup>th</sup> day of October, 2020 the above named **Steven D.** Mauser, to me known to be the person who executed the foregoing instrument and acknowledge the same.

Tiffany H. Rushing NOTARY PUBLIC STATE OF NEVADA Appt. No. 19-5385-02 My Appt. Expires November 22, 2023

1. Rushing Notary Public

Washod/County, Nevada

My Commission Expires 11/22/2023

## EXHIBIT "A"

## Parcel 1:

Unit 375 as shown on the Final Map No. 1008-9 for WINHAVEN, UNIT NO. 9 PLANNED UNIT DEVELOPMENT, filed for record in the Office of the Recorder of Douglas County, Nevada on July 8, 1999, in Book 799 of Official Records at Page 1253, as Document No. 472099.

#### Parcel 2:

A non-exclusive easement for use, enjoyment, ingress and egress over common Area as set forth in Declaration of Covenants, Conditions and Restriction Recorded September 28, 1990, in Book 990, Page 4348, as Document NO. 235644, Official Records.



# STATE OF NEVADA DECLARATION OF VALUE

b) c) d)	ssor Parcel Number(s) 29-119-011					
2. Type	of Property:					
. —		Single Fam.			THE HOP ON	, \ \
a) 🖳	Vacant Land b)	Res.			ONAL USE ONL	Y
c) 🔲	Condo/Twnhse d)	2-4 Plex	DOCUMENT/	INSTRUMEN		<del></del>
e) 🗀	Apt. Bldg. f)	Comm'i/Ind'i	ВООК		PAGE	1
g) 🔲	Agricultural h)	Mobile Home	DATE OF RE		100 Tour	
j) 🔲	other		NOTES:	VERIT	led Ikus	4
Deed Trans Real	Value/Sales Price of Propin Lieu of foreclosure Only fer Tax Value: Property Transfer Tax Due	v (value of prop		\$0 \$0 \$0 \$0		
a. Transfer Tax Exemption, per NRS 375.090, Section: 7						
<ul> <li>b. Explain Reason for Exemption: Transfer to a revocable living trust without consideration.</li> <li>Steven D. Mauser is the creator and trustor of the Steven Mauser Trust Dated 10/8/20</li> </ul>						
Steven D	. Mauser is the creator and tr	ustor of the Stev	en Mauser Tru	st Dated 10/	8/20	
c David	I Interesti Derambaga Kai	na transformati	1		1	
5. Partia	al Interest: Percentage bei	ng transferred.				
The und	ersigned declares and ack	nowledges, und	der penalty of	perjury, pu	rsuant to NRS	375.060 and NRS
375.110, by docur of any cla	that the information provides the information if called upon to aimed exemption, or other plus interest at 1% per more	substantiate the determination	e information	provided he	erein. furtherm	f, and can be supported nore, the disallowance penalty of 10% of the
375.110, by docur of any cla tax due p	nentation if called upon to aimed exemption, or other plus interest at 1% per mo	substantiate the determination of the determination	e information of additional t	provided he axes due, r	erein. furtherm may result in a	nore, the disallowance penalty of 10% of the
375.110, by docur of any cla tax due p	nentation if called upon to aimed exemption, or other plus interest at 1% per month to NRS 375.030, the Bu	substantiate the determination of the determination	e information of additional t	provided he axes due, r	erein. furtherm may result in a	nore, the disallowance penalty of 10% of the
375.110, by docur of any cli tax due p Pursuar amount	mentation if called upon to aimed exemption, or other plus interest at 1% per moint to NRS 375.030, the Buowed.	substantiate the determination of the determination	e information of additional t	provided he axes due, r	erein. furtherm may result in a	nore, the disallowance penalty of 10% of the
375.110, by docur of any cli tax due p Pursuar amount Signatur	mentation if called upon to aimed exemption, or other olus interest at 1% per moint to NRS 375.030, the Buowed.	substantiate the determination on the substantiation of the substantiate the determination of the substantiate the subs	e information of additional t shall be joir	provided he axes due, r	erein. furtherm may result in a verally liable t Capacity:	nore, the disallowance penalty of 10% of the for any additional
375.110, by docur of any cli tax due p Pursuar amount Signatur	mentation if called upon to aimed exemption, or other plus interest at 1% per moint to NRS 375.030, the Buowed.	substantiate the determination on the substantiation of the substantiate the determination of the substantiate the subs	e information of additional t shall be joir	provided he axes due, ruly and set	erein. furtherm may result in a verally liable t Capacity:	nore, the disallowance penalty of 10% of the for any additional
375.110, by docur of any cleax due programment amount Signature SELLER	mentation if called upon to aimed exemption, or other plus interest at 1% per moint to NRS 375.030, the Buowed.  Te:  (GRANTOR) INFORMAT (REQUIRED)	substantiate the determination on the substantiation of the substantiate the determination of the substantiate the subs	e information of additional to shall be joir BUYER (GR	provided he axes due, resting and seven the se	erein. furtherm may result in a verally liable t Capacity: IFORMATION	nore, the disallowance penalty of 10% of the for any additional  Trustee
375.110, by docur of any cleax due programment amount Signature SELLER	mentation if called upon to aimed exemption, or other plus interest at 1% per more at to NRS 375.030, the Butowed.  The comparison of the	substantiate the determination on the larger and Seller	e information of additional to shall be joir BUYER (GR	provided he axes due, restly and servented in the contract of	erein. furtherm may result in a verally liable t Capacity: IFORMATION ) Mauser	nore, the disallowance penalty of 10% of the for any additional  Trustee  ttee of the
375.110, by docur of any clitax due programment Signature SELLER Print Nan Address	nentation if called upon to aimed exemption, or other plus interest at 1% per more at to NRS 375.030, the Burowed.  re:  (GRANTOR) INFORMAT (REQUIRED) me: Steven D. Mauser 1963 Topsy Ln. #306-38	substantiate the determination on the larger and Seller	e information of additional the shall be join BUYER (GR Print Name: Address:	provided he axes due, reprovided he axes due, reprovid	erein. furtherm may result in a verally liable t Capacity: IFORMATION ) Mauser / Ln. #306-381	nore, the disallowance penalty of 10% of the for any additional  Trustee  ttee of the Steven Mauser
375.110, by docur of any clitax due per amount Signatur SELLER	nentation if called upon to aimed exemption, or other plus interest at 1% per more at to NRS 375.030, the Buowed.  re:  (GRANTOR) INFORMAT (REQUIRED) me: Steven D. Mauser 963 Topsy Ln. #306-38 Carson City	substantiate the determination of the determination	e information of additional to shall be join BUYER (GR Print Name: Address: City:	provided he axes due, restinguished the axes due, restingu	erein. furtherm may result in a verally liable t Capacity: IFORMATION ) Mauser y Ln. #306-381	ttee of the Steven Mauser Trust
375.110, by docur of any clitax due programment Signature SELLER Print Nan Address	nentation if called upon to aimed exemption, or other plus interest at 1% per more at to NRS 375.030, the Burowed.  re:  (GRANTOR) INFORMAT (REQUIRED) me: Steven D. Mauser 1963 Topsy Ln. #306-38	substantiate the determination of the determination	e information of additional the shall be join BUYER (GR Print Name: Address:	provided he axes due, reprovided he axes due, reprovid	erein. furtherm may result in a verally liable t Capacity: IFORMATION ) Mauser / Ln. #306-381	nore, the disallowance penalty of 10% of the for any additional  Trustee  ttee of the Steven Mauser
375.110, by docur of any clitax due programment signature. SELLER Print Nat Address City: State:	nentation if called upon to aimed exemption, or other plus interest at 1% per more at to NRS 375.030, the Buowed.  (GRANTOR) INFORMAT  (REQUIRED)  me: Steven D. Mauser  963 Topsy Ln. #306-38  Carson City  NV Zip: 89705	substantiate the determination of the determination	e information of additional to shall be join BUYER (GR Print Name: Address: City: State:	provided he axes due, restinguished the axes due, restingu	erein. furtherm may result in a verally liable t Capacity: IFORMATION ) Mauser y Ln. #306-381	ttee of the Steven Mauser Trust
375.110, by docur of any clitax due programment Signatur SELLER Print Nar Address City; State:	nentation if called upon to aimed exemption, or other plus interest at 1% per more at to NRS 375.030, the Burowed.  The control of the contro	substantiate the determination of the determination	e information of additional to shall be join BUYER (GR Print Name: Address: City: State:	provided he axes due, restinguished the axes due, restingu	erein. furtherm may result in a verally liable t Capacity: IFORMATION ) Mauser y Ln. #306-381	ttee of the Steven Mauser Trust
375.110, by docur of any clitax due programment signature. SELLER Print Nar Address City: State:  COMPA (REQU	nentation if called upon to aimed exemption, or other plus interest at 1% per more at to NRS 375.030, the But to NRS 375.030, the But owed.  The company of	substantiate the determination of the larger and Seller larger and Seller larger large	e information of additional to shall be join BUYER (GR Print Name: Address: City: State:	provided he axes due, restinguished the axes due, restingu	erein. furtherm may result in a verally liable to Capacity: IFORMATION ) Mauser y Ln. #306-381 ty Zip: 89705	ttee of the Steven Mauser Trust
375.110, by docur of any clitax due programment signature. SELLER Print Nar Address City: State:  COMPA (REQU Print Nar	nentation if called upon to aimed exemption, or other plus interest at 1% per more at to NRS 375.030, the Buowed.  The companies of the companies of the to NRS 375.030, the Buowed.  The companies of the compani	substantiate the determination of the determination	e information of additional to shall be join BUYER (GR Print Name: Address: City: State:	provided he axes due, restinguished the axes due, restingu	erein. furtherm may result in a verally liable t Capacity: IFORMATION ) Mauser y Ln. #306-381	ttee of the Steven Mauser Trust
375.110, by docur of any clitax due programment signature. SELLER Print Nar Address City: State:  COMPA (REQU	nentation if called upon to aimed exemption, or other plus interest at 1% per more at to NRS 375.030, the But to NRS 375.030, the But owed.  It (GRANTOR) INFORMAT  (REQUIRED)  The Steven D. Mauser  Steven D	substantiate the determination of the determination	e information of additional to shall be join BUYER (GR Print Name: Address: City: State:	provided he axes due, restinguished the axes due, restingu	erein. furtherm may result in a verally liable to Capacity: IFORMATION ) Mauser y Ln. #306-381 ty Zip: 89705	ttee of the Steven Mauser Trust DTD 10/8/20