

APN: 1022-32-101-001

When Recorded, Please Return To:
Millward Law, Ltd.
1591 Mono Ave.
Minden, NV 89423



KAREN ELLISON, RECORDER E07

Mail Future Tax Statements To:
Michael Hicks
17510 Hwy 50
Kyburz, CA 95720

The undersigned hereby affirms that this document submitted for recording does not contain any personal information and/or social security number of any person.

QUITCLAIM DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Michael Hicks, a single man, does hereby remise, release, and forever quitclaim and transfer all of his interest to Michael Lee Hicks, Trustee of the Koup Hicks Trust dated September 14, 2020, and any amendments thereto, in the real property commonly known as 2000 S. Hwy 395, Topaz, Nevada, APN: 1022-32-101-001 situated in Douglas County, State of Nevada, more precisely described as:

See EXHIBIT A attached hereto

(Pursuant to NRS 111.312, the above legal description previously appeared in Grant, Bargain, Sale Deed recorded on October 21, 2019, as Document Number 2019-936950)

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

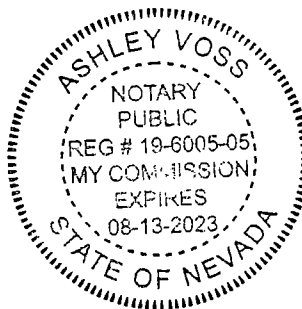
Date: September 14, 2020

Michael Hicks

STATE OF NEVADA)
) ss.
COUNTY OF DOUGLAS)

This Quitclaim Deed was acknowledged before me, Ashley Voss, a Notary Public, on September 14, 2020, by Michael Hicks, who is personally known to me or whose identity was proved to me upon satisfactory evidence.

Notary Public



**EXHIBIT A
LEGAL DESCRIPTION**

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

All those certain pieces of parcels or land situate in the County of Douglas County, State of Nevada, being all that portion of the Northwest Quarter of Section 32, Township 10 North, Range 22 East, M.D.B.&M., that are described as follows:

Beginning at the Northwest Corner of said Section 32, which is also the Northwest Corner of this parcel of land and the TRUE POINT OF BEGINNING, thence South 3°23'09" West, 1252.78 feet, along the west line of said Section 32, to the Southwest Corner of the parcel; thence South 87°06' East, 1065.73 feet, to the Southeast Corner of the parcel, which is at the intersection of the south line of the Northwest 1/4 of the Northwest 1/4 of Section 32, and the westerly right-of-way line of Nevada State Highway U.S. Route 395; thence North 0°33'40" East shown as North 0°38' East on Record of Survey map property of Morris Kahn filed in the office of the County Recorder of Douglas County, Nevada, on June 24, 1966 under file No. 32671, a distance of 1027.15 feet, along said right-of-way line to a point which is 75 feet westerly or left from Highway Engineer's Station "X" 19+73.49 P.C.; thence northerly along said right-of-way line around a tangent curve to the left, having a central angle of 3°35'10", a radius of 4425 feet for an arc distance of 276.95 feet, to a point which is the intersection of said right-of-way line and the north line of said Section 32; thence North 89°58' West, 996.13 feet, along said section line to the TRUE POINT OF BEGINNING.

Reference is made to Parcel 2 of Record of Survey map for Morris Kahn filed in the office of the County Recorder of Douglas County, Nevada, on June 24, 1996, under File No. 32671.

APN: 1022-32-101-001

**State of Nevada
Declaration of Value**

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument # _____	
Book: _____	Page: _____
Date of Recording: _____	
Notes: <i>Verified Trust - a</i>	

1. Assessor Parcel Number(s)
1022-32-101-001
a) _____
b) _____
c) _____

2 Type of Property:

- | | |
|--|--|
| a) <input checked="" type="checkbox"/> Vacant Land | b) <input 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 |
| i) <input type="checkbox"/> Other _____ | |

3. Total Value/Sales Price of Property: \$ _____
Deed in Lieu of Foreclosure Only (value of property) \$ _____
Transfer Tax Value: \$ _____
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 to Trust without 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 therein. 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: *Michael Hicks* Capacity: Grantor

SELLER (GRANTOR) INFORMATION - REQUIRED
Name: Michael Hicks
Address: 17510 Hwy 50
City, State, ZIP: Kyburz, CA 95720

BUYER (GRANTEE) INFORMATION - REQUIRED
Name: Michael Lee Hicks, Trustee of the Koup Hicks Trust dated September 14, 2020
Address: 17510 Hwy 50
City, State, ZIP: Kyburz, CA 95720

COMPANY/PERSON REQUESTING RECORDING (REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Millward Law, Ltd. Escrow # _____
Address: 1591 Mono Ave.
City, State, ZIP: Minden, NV 89423

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)