

By: WFG Lender Services

APN: 1420-34-710-056

AFTER RECORDING RETURN TO:

WFG Lender Services

2625 Townsgate Road, Suite 101

Westlake Village, CA 91361

File No. 1610537NV

MAIL TAX STATEMENTS TO:

Bret Bowers, Trustee

Shelley Bowers, Trustee

1573 Jones Street

Minden, NV 89423

QUITCLAIM DEED

THIS DEED made and entered into on this 22nd day of Sept, 2020, by and between **Bret Bowers and Shelley Bowers, as Trustees, or any Successors in Trust, under the Bret and Shelley Bowers Living Trust dated 02/24/2016 and any amendments thereto**, a mailing address of 1573 Jones Street, Minden, NV 89423, hereinafter referred to as Grantor(s) and **Bret Bowers and Shelley Bowers, husband and wife, as joint tenants with right of survivorship**, a mailing address of 1573 Jones Street, Minden, NV 89423, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ONE and NO/100 (\$1.00) DOLLAR, the receipt of which is hereby acknowledged, does this day remise, release, quitclaim and convey to the said Grantee(s) the following described real estate located in Douglas County, Nevada:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

Also known as: 1573 Jones Street, Minden, NV 89423

Prior instrument reference: Document Number: 2016-891660, Recorded: 12/06/2016

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in FEE SIMPLE.

Dated this 22nd day of September, 2020.

[Signature]
Bret Bowers, as Trustee, or any Successors in Trust, under the Bret and Shelley Bowers Living Trust dated 02/24/2016 and any amendments thereto

Shelley Bowers as trustee
Shelley Bowers, as Trustee, or any Successors in Trust, under the Bret and Shelley Bowers Living Trust dated 02/24/2016 and any amendments thereto

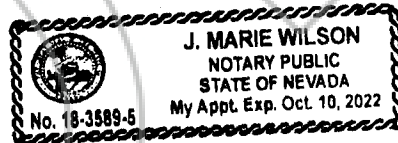
STATE OF NV
COUNTY OF Douglas

On 22nd September 2020 before me, the undersigned, a Notary Public in and for said State personally appeared **Bret Bowers and Shelley Bowers, as Trustees, or any Successors in Trust, under the Bret and Shelley Bowers Living Trust dated 02/24/2016 and any amendments thereto**, personally known to me (or 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 belief of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

J. Marie Wilson
NOTARY PUBLIC SIGNATURE

J. Marie Wilson
Printed Name of Notary Public



My commission expires: 10-10-2022

No title exam performed by the preparer. Legal description and party's names provided by the party.

EXHIBIT A
LEGAL DESCRIPTION

LOT 92 AS SHOWN ON THE MAP OF SIERRA VIEW SUBDIVISION, ACCORDING TO THE MAP THEREOF, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON APRIL 18, 1960, AS FILE NO. 15897.

APN 1420-34-710-056

PROPERTY COMMONLY KNOWN AS 1573 Jones Street, Minden, NV 89423



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 1420-34-710-056
 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
 Other

FOR RECORDERS OPTIONAL USE ONLY
 Book _____ Page: _____
 Date of Recording: _____
 Notes: Verified Trust - JS

3.a. Total Value/Sales Price of Property \$ 1.00
 b. Deed in Lieu of Foreclosure Only (value of property (_____))
 c. Transfer Tax Value: \$ _____
 d. Real Property Transfer Tax Due \$ _____

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption per NRS 375.090, Section 07
 b. Explain Reason for Exemption: to remove from trust for no consideration

5. Partial Interest: 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 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 Shelley Bowers Capacity: Grantee/GRANTOR
 Signature [Signature] Capacity: GRANTEE/GRANTOR

SELLER (GRANTOR) INFORMATION
 (REQUIRED)
 Print Name: BRET & SHELLEY BOWERS, TRUSTEES OF BRET & SHELLEY BOWERS LIVING TRUST
 Address: 1573 Jones St
 City: Minden
 State: Nevada Zip: 89423

BUYER (GRANTEE) INFORMATION
 (REQUIRED)
 Print Name: BRET BOWERS, SHELLEY BOWERS
 Address: 1573 Jones St HUSBAND AND WIFE
 City: Minden
 State: Nevada Zip: 89423

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)
 RETURN TO:
 Print Name: WFG LENDER SERVICES
 Address: RECORDING DEPARTMENT
2026 TOWNSGATE RD SUITE 101
 City: WESTLAKE VILLAGE, CA 91361

Escrow # 1610537 NV
 State: CA Zip: 91361