

APN: 1420-34-610-006

AFTER RECORDING RETURN TO:

Closing USA, LLC

7665 Omnitech Pl.

Victor, NY 14564

File No. CL200063851LD-NV

MAIL TAX STATEMENTS TO:

Stanley A. Cleaves

Brenda L. Cleaves

2721 Fuller Avenue

Minden, NV 89423

QUITCLAIM DEED

THIS DEED made and entered into on this 30 day of November, 2020, by and between **Stanley A. Cleaves, who erroneously acquired title as Stanely A. Cleaves and Brenda L. Cleaves, as Trustees of The Cleaves Trust Dated October 18, 2006**, a mailing address of 2721 Fuller Avenue, Minden, NV 89423, hereinafter referred to as Grantor(s) and **Stanley A. Cleaves and Brenda L. Cleaves, as Trustees of The Cleaves Trust Dated October 18, 2006**, a mailing address of 2721 Fuller Avenue, 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: 2721 Fuller Avenue, Minden, NV 89423

Prior instrument reference: Instrument Number: 2016-890421, Recorded: 11/10/2016

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 30 day of November, 2020.

[Signature]
Stanley A. Cleaves, who erroneously acquired title as Stanely A. Cleaves, as Trustee of The Cleaves Trust Dated October 18, 2006

Brenda L. Cleaves
Brenda L. Cleaves, as Trustee of The Cleaves Trust Dated October 18, 2006

STATE OF Nevada
COUNTY OF Douglas

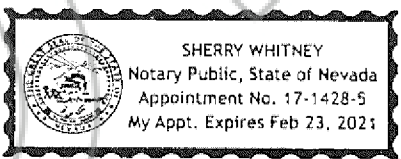
On November 30, 2020, before me, the undersigned, a Notary Public in and for said State personally appeared Stanley A. Cleaves, who erroneously acquired title as Stanely A. Cleaves and Brenda L. Cleaves, as Trustees of The Cleaves Trust Dated October 18, 2006, personally known to me (or proved to me 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.

[Signature]
NOTARY PUBLIC SIGNATURE

Sherry Whitney
Printed Name of Notary Public

My commission expires: 2/23/21



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

EXHIBIT "A"
LEGAL DESCRIPTION

The following described property:

Situated in the County of Douglas, and State of Nevada, Lot 6 in Block 1, as set forth on the Final Subdivision Map LDA 01-069 for BRAMWELL HOMESTEAD, filed for record in the office of the Douglas County Recorder on August 12, 2002, in Book 802 of Official Records, at Page 3324, as Document No. 549307.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 1420-34-610-006
 b. _____
 c. _____
 d. _____

2. Type of Property:
- | | |
|--|---|
| a. <input type="checkbox"/> Vacant Land | b. <input checked="" 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 |
| <input type="checkbox"/> Other | |

FOR RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

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

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 3
 b. Explain Reason for Exemption: Correcting spelling of name for no consideration

5. Partial Interest: Percentage being transferred: _____ %
 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 <u>Brenda L. Cleaves</u>	Capacity: <u>Grantor</u>
Signature <u>Brenda L. Cleaves</u>	Capacity: <u>Grantee</u>

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Stanley A. Cleaves and Brenda L. Cleaves
 Address: 2721 Fuller Avenue
 City: Minden
 State: NV Zip: 89423

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Stanley A. Cleaves and Brenda L. Cleaves
 Address: 2721 Fuller Avenue
 City: Minden
 State: NV Zip: 89423

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)
 Print Name: Closing USA, LLC
 Address: 7665 Omnitech Place
 City: Victor

Escrow # CL200063851LD
 State: NY Zip: 14564