

APN: 1420-18-113-057

R.P.T.T.: \$0.00

Exempt: (4)

Recording Requested By:

Patricia J. Riippi
3354 Placer Court
Carson City, NV 89705

After Recording Mail To:

Patricia J. Riippi
3354 Placer Court
Carson City, NV 89705

Send Subsequent Tax Bills To:

Patricia J. Riippi
3354 Placer Court
Carson City, NV 89705

5992989

QUITCLAIM DEED

THIS INDENTURE WITNESSETH THAT, Frederick R. Parson and Patricia L. Ferraro, husband and wife and Patricia J. Riippi, a married woman as her sole and separate property, all as joint tenants, FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do(es) hereby REMISE, RELEASE AND FOREVER QUITCLAIM to Patricia J. Riippi, a married woman as her sole and separate property, whose address is 3354 Placer Court, Carson City, NV 89705,

ALL that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

MORE commonly known as: 3354 Placer Court, Carson City, NV 89705

Subject To: Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

SIGNED IN COUNTER-PART

(Attached to and becoming a part of Quitclaim Deed dated JULY 1, 2020 between Frederick R. Parson and Patricia L. Ferraro, husband and wife and Patricia J. Riippi, a married woman as her sole and separate property, all as joint tenants, as Seller(s) and Patricia J. Riippi, a married woman as her sole and separate property, as Purchaser(s).)

WITNESS my/our hands, this 1ST day of JULY, 20 20.

Patricia J. Riippi
Patricia J. Riippi

STATE OF CALIFORNIA)
COUNTY OF EL DORADO)^{SS}

This instrument was acknowledged before me, this 1ST day of JULY, 20 20, by Patricia J. Riippi.

NOTARY STAMP/SEAL

Nancy S. Brown
Notary Public

NOTARY PUBLIC
Title and Rank
My Commission Expires: 3/24/21

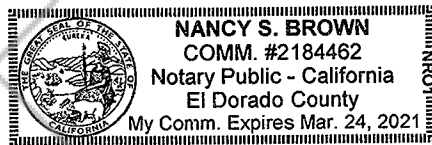


EXHIBIT A – LEGAL DESCRIPTION

LAND SITUATED IN THE COUNTY OF DOUGLAS IN THE STATE OF NV

LOT 183, BLOCK C AS SHOWN ON THE PLAT OF SILVERADO HEIGHTS NO. 2, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA ON JUNE 20, 1979 AS DOCUMENT NO. 33717 AND AS AMENDED BY THAT CERTIFICATE OF AMENDMENT RECORDED DECEMBER 20, 1994, IN BOOK 1294, PAGE 2904 AS INSTRUMENT NO. 352879 OF OFFICIAL RECORDS.

Per NRS 111.312 – The Legal Description appeared previously in Deed, recorded on February 19, 2015, as Document No. 2015-857143 (Frederick and Patricia Ferraro) and Deed recorded February 19, 2015 as Document No. 2015-857144 (Patricia J. Riippi) in Douglas County Records, Douglas County, Nevada.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 1420-18-113-057
 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: Doc# 857143	

3.a. Total Value/Sales Price of Property \$ 0.00
 b. Deed in Lieu of Foreclosure Only (value of property (N/a)
 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 4
 b. Explain Reason for Exemption: A transfer of title without consideration from one joint tenant to one or more remaining joint tenants

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 Frederick R. Parson Capacity: Seller

Signature Patricia J. Riippi Capacity: seller

Signature Patricia J. Riippi

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

Print Name: Frederick R. Parson and Patricia L. Ferraro and*
 Address: 1064 Eagle Lane South
 City: Lake Tahoe
 State: CA Zip: 96150

*Patricia J. Riippi

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Patricia J. Riippi
 Address: 3354 Placer Court
 City: Carson City
 State: NV Zip: 89705

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)

Print Name: Amrock - Recording Department
 Address: 662 Woodward Avenue
 City: Detroit

Escrow # 67812350
 State: MI Zip: 48226