

THE UNDERSIGNED HEREBY AFFIRMS THAT THIS DOCUMENT DOES NOT CONTAIN A SOCIAL SECURITY NUMBER PER NRS 239B.030. APN: 1320-30-312-009



KAREN ELLISON, RECORDER

E07

Recording Requested by: Grantors, LANE & KELLY MAESTRETTI

When Recorded Mail Document and tax statements to: LANE & KELLY MAESTRETTI LIVING TRUST 1717 Westwood DRive Minden, NV 89423

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

QUIT CLAIM DEED

LANE L. MAESTRETTI & KELLY J. MAESTRETTI, without consideration, do hereby remise, release and forever quitclaim all right, title and interest to the LANE & KELLY MAESTRETTI LIVING TRUST, LANE L. MAESTRETTI and KELLY J. MAESTRETTI, as Trustees, the following described real property situated in Douglas County, State of Nevada, bounded and described as:

Lot 3, in Block C as set forth on Final Map #1010-4B of Westwood Village Unit 4B, filed for record in the Office of the County Recorder of Douglas County, State of Nevada on December 13, 1995 in Book 1295, Page 1906, as Document No. 376827.

A portion of APN 17-320-01 SUBJECT TO COVENANTS, CONDITIONS AND RESTRICTIONS NOW OF RECORD UNDER DOCUMENT NOS. 37453; 44065; 46233; 129270; 245140; 253627; AND 376960, OF OFFICIAL RECORDS.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof..

WITNESS my hand this 15th day of March 2021.

[Signature of Lane L. Maestretti] LANE L. MAESTRETTI as Grantor

[Signature of Lane L. Maestretti] LANE L. MAESTRETTI as Trustee of the LANE & KELLY MAESTRETTI LIVING TRUST

[Signature of Kelly J. Maestretti] KELLY J. MAESTRETTI as Grantor

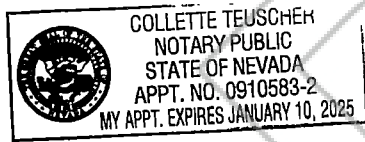
[Signature of Kelly J. Maestretti] KELLY J. MAESTRETTI as Trustee of the LANE & KELLY MAESTRETTI LIVING TRUST

STATE OF NEVADA       )  
CARSON CITY            )

On this 15<sup>th</sup> day of March 2021 before me, a Notary Public, personally appeared LANE L. MAESTRETTI and KELLY J. MAESTRETTI personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacity, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons acted, executed the instrument.

WITNESS my hand and official seal.

Collette Teuscher  
Notary Public



THIS ACKNOWLEDGMENT IS ATTACHED TO A QUIT CLAIM DEED  
DATED March 15, 2021

STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessors Parcel Number(s)  
 a) 1320-30-312-009  
 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  
 i)  Other \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE ONLY</b>	
DOCUMENT/INSTRUMENT #:	_____
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: <u>Trust OK - J</u>	

3. Total Value/Sales Price of Property: \$ \_\_\_\_\_  
 Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_)  
 Transfer Tax Value: \$ \_\_\_\_\_  
 Real Property Transfer Tax Due: \$ 0.00

4. If Exemption Claimed:  
 a. Transfer Tax Exemption per NRS 375.090, Section # 7  
 b. Explain Reason for Exemption: A transfer of title to or from a trust without consideration if a Certificate of trust is presented at the time of transfer

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 Lane J. Maestretti Capacity grantor-trustee  
 Signature Kelly J. Maestretti Capacity grantor-trustee

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

Print Name: Lane & Kelly Maestretti  
 Address: 1717 Westwood Drive  
 City: Minden  
 State: NV Zip: 89423

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

Print Name: Lane & Kelly Maestretti -Trustees  
 Address: 1717 Westwood Drive  
 City: Minden  
 State: NV Zip: 89423

**COMPANY/PERSON REQUESTING RECORDING**

(required if not the seller or buyer)  
 Print Name: A+ Documents Escrow # \_\_\_\_\_  
 Address: 411 W. Fourth Street, Suite 1  
 City: Carson City State: NV Zip: 89703