

A.P.N.: 1121-05-512-003
File No: 143-2619020 (mk)

DOUGLAS COUNTY, NV
RPTT:\$0.00 Rec:\$40.00
\$40.00 Pgs=2
FIRST AMERICAN TITLE MINDEN
KAREN ELLISON, RECORDER
2021-965197
04/09/2021 09:48 AM
E05

When Recorded Return and Send Tax Statements To:
Steven James Smit
Po Box 181977
Coronado CA 92178

R.P.T.T.: \$0.00 Exempt #5

QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Melissa Smit, spouse of grantee

do(es) hereby RELEASE AND FOREVER QUITCLAIM to

Steven James Smit, a married man as his sole and separate property

all the right, title, and interest of the undersigned in and to the real property situate in the County of **Douglas**, State of **Nevada**, described as follows:

LOT 56, AS SET FORTH ON THE AMENDED RECORD OF SURVEY FOR PINEVIEW DEVELOPMENT, UNIT NO 3, FILED IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER ON SEPTEMBER 10, 2002, IN BOOK 0902, PAGE 2510, FILE NO 551762, SUBJECT TO THAT CERTAIN DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR PINE VIEW FILED IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER ON OCTOBER 13, 1997, IN BOOK 1097, PAGE 2388, FILE NO 0423883.

"It is the express intent of the grantor, being the spouse of the grantee, to convey all right, title and interest of the grantor, community or otherwise, in and to the herein described property to the grantee as his/her sole and separate property."

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1121-05-512-003
- 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 _____

FOR RECORDERS OPTIONAL USE

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 375.090, Section: 5
- b. Explain reason for exemption: Deed to remove spouse not on title with 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: [Signature]
Signature: _____

Capacity: [Signature]
Capacity: _____

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

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

Print Name: Melissa Smit
Address: Po Box 181977
City: Coronado
State: CA Zip: 92178-1977

Print Name: Steve Smit
Address: Po Box 181977
City: Coronado
State: CA Zip: 92178-1977

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

First American Title Insurance
Print Name: Company File Number: 143-2619020 mk/ kf
Address 1663 US Highway 395, Suite 101
City: Minden State: NV Zip: 89423

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)