

A.P.N.:1418-10-601-002

Recordation requested by:  
Maupin, Cox & LeGoy

After recording, return Deed, and  
mail future property tax statements to:

Megan Walton  
2445 Pacific Avenue  
San Francisco, CA 94115

The undersigned hereby affirms that this document  
submitted for recording does not contain the personal  
information of any person or persons per N.R.S. 239B.030.

  
\_\_\_\_\_  
Signature of Declarant or Agent

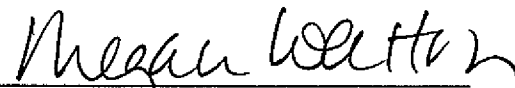
**QUITCLAIM DEED**

Without consideration, Megan Walton, a married woman as her sole and separate property, hereby releases and quitclaims to William H. Walton, Jr. and Megan Walton, Trustees of The Walton Family Living Trust (2018) dated 1/9/18, as the sole and separate property of Megan Walton, all of her right, title and interest in the real property situated in the County of Douglas, State of Nevada, and more specifically described in Exhibit "A," attached hereto and incorporated herein by reference.

THE SUBJECT REAL PROPERTY IS CONVEYED TOGETHER WITH all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated this 10 day of May, 2021.

GRANTOR:

  
\_\_\_\_\_  
Megan Walton



## EXHIBIT A

### Legal Description

All that certain parcel of land situate in the State of Nevada, County of Douglas, being a portion of the Northeast 1/4 of Section 10, Township 14 North, Range 18 East, M.D.B.&M., being Parcel "C" as shown on Parcel Map Document No. 41653 filed in the official records of Douglas County, Nevada, on February 19, 1980.

Except therefrom: any portion of the above described property lying within the bed of Lake Tahoe below the line of natural ordinary high water and also excepting any artificial accretions to the land waterward of the line of natural ordinary high water or, if lake level has been artificially lowered, excepting any portion lying below an elevation of 6,223.00 feet, Lake Tahoe Datum established by NRS 321.595.

Being Assessor's Parcel Number: 1418-10-601-002

IN COMPLIANCE WITH NEVADA REVISED STATUTES 111.312, THE HEREIN ABOVE LEGAL DESCRIPTION WAS TAKEN FROM INSTRUMENT RECORDED DECEMBER 10, 2012, AS DOCUMENT NO. 0814220, RECORDED IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA.

STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessor Parcel Number(s)  
 a) 1418-10-601-002  
 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 ONLY	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: <u>Verified Trust - JS</u>	

3. Total Value/Sales Price of Property: \$1,867,600.00  
 Deed in Lieu of Foreclosure Only (value of property) \_\_\_\_\_  
 Transfer Tax Value: \$ \_\_\_\_\_  
 Real Property Transfer Tax Due: \$ \_\_\_\_\_

4. If Exemption Claimed:  
 a. Transfer Tax Exemption per NRS 375.090, Section # 7  
 b. Explain Reason for Exemption: Transfer to a Trust without consideration with Certificate of Trust presented

5. Partial Interest: Percentage being transferred: 50.00 %

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 Megan Walton Capacity \_\_\_\_\_ Grantor

Signature The Walton Family Living Trust (2018) Capacity \_\_\_\_\_ Grantee

SELLER (GRANTOR) INFORMATION  
(REQUIRED)

BUYER (GRANTEE) INFORMATION  
(REQUIRED)

Print Name: Megan Walton  
 Address: 2445 Pacific Avenue  
 City: San Francisco  
 State: CA Zip: 94115

Print Name: The Walton Family Living Trust (2018)  
 Address: 2445 Pacific Avenue  
 City: San Francisco  
 State: CA Zip: 94115

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Maupin, Cox & LeGoy Escrow # \_\_\_\_\_  
 Address: PO Box 30000  
 City: Reno State: NV Zip: 89520

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