

**Assessor's Parcel Number:**

1319-18-414-011

**Recording Requested by:**

Scale LLP  
3079 Harrison Ave. #15  
South Lake Tahoe, CA 96150

**After Recording Return and  
Mail Tax Statements To:**

Julie Bachman  
P.O. Box 7233  
Stateline, NV 89449

SPACE ABOVE THIS LINE FOR RECORDER'S USE

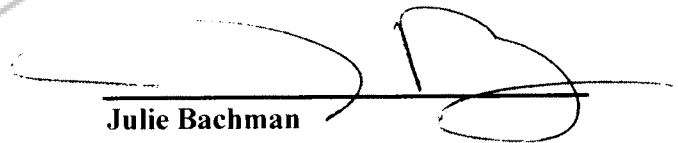
**QUITCLAIM DEED**

For and in consideration of One Dollar (\$1.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, **Julie Bachman**, a single woman ("Grantor"), hereby releases, remises, and quitclaims in favor of **332 Barton Court, LLC** a Nevada limited liability company ("Grantee"), that certain real property situated in Douglas County, Nevada as follows:

**Lot 76, as shown on the map entitled KINGSBURY VILLAGE UNIT NO. 5, filed for record September 7, 1966, in the Office of the County Recorder, Douglas County, Nevada, as Document 33786.**

IN WITNESS WHEREOF, the Grantor has executed this **Quitclaim Deed** as of June 2, 2021.

**GRANTOR:**

  
\_\_\_\_\_  
**Julie Bachman**

**ACKNOWLEDGMENT**

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California  
County of El Dorado

On 06.02.2021 before me, Eric Martinez, Notary Public  
(insert name and title of the officer)

personally appeared Julie Bachman  
who 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 behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Handwritten Signature] (Seal)



STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessor Parcel Number(s)  
 a) 1319-18-414-011  
 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: 6/3/21 Operating Agr. Ok~A.B.

3. Total Value/Sales Price of Property: \$ \_\_\_\_\_  
 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 # 9  
 b. Explain Reason for Exemption: Grantor (Julie Bachman) owns 100% of the interests in Grantee (332 Barton Court, LLC).

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 \_\_\_\_\_ Capacity Grantor  
 Signature \_\_\_\_\_ Capacity Sole Member of Grantee

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

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

Print Name: Julie Bachman  
 Address: P.O. Box 7233  
 City: Stateline  
 State: Nevada Zip: 89449

Print Name: 332 Barton Court, LLC  
 Address: P.O. Box 7233  
 City: Stateline  
 State: Nevada Zip: 89449

**COMPANY/PERSON REQUESTING RECORDING**

(required if not the seller or buyer)

Print Name: Scale LLP Escrow # \_\_\_\_\_  
 Address: 3079 Harrison Ave. #15  
 City: South Lake Tahoe State: CA Zip: 96150

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