

Recording Requested by:

MIKE PAVLAKIS, Esq.

And When Recorded Mail to:

Mike Pavlakis, Esq.
P.O. Box 646
Carson City, NV 89702



KAREN ELLISON, RECORDER

E10

DEED UPON DEATH

I, VICKI R. BATES, a single, widowed woman as "Grantor," hereby conveys to MATTHEW WATSON BATES and SCOTT COLLINS BATES, each as to an undivided one-half (1/2) interest as "Grantees," effective on my death, all right, title and interest in the real property commonly known as 1682 Belarra Street, Town of Minden, County of Douglas, State of Nevada, and more particularly described as:

LOT 14, AS SHOWN ON THE MAP OF BELARRA SUBDIVISION UNIT 2.A, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOGULAS COUNTY, NEVADA, ON JULY 26, 1977, AS INSTRUMENT NO. 11365.

Subject to

1. All general and special taxes for the current fiscal year.
 2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.
- Being Assessor's Parcel Number 007-161-18.

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.

THIS DEED IS REVOCABLE. THIS DEED DOES NOT TRANSFER ANY OWNERSHIP UNTIL THE DEATH OF THE GRANTOR. THIS DEED REVOKES ALL PRIOR DEEDS BY THE GRANTOR WHICH CONVEY THE SAME REAL PROPERTY PURSUANT TO NRS 111.655 TO 111.699, INCLUSIVE, REGARDLESS OF WHETHER THE PRIOR DEEDS FAILED TO CONVEY THE ENTIRE INTEREST OF THE GRANTOR IN THE SAME REAL PROPERTY.

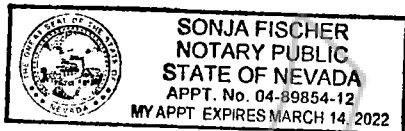
THE UNDERSIGNED HEREBY AFFIRMS THAT THIS DOCUMENT SUBMITTED FOR RECORDING DOES NOT CONTAIN A SOCIAL SECURITY NUMBER.

Dated this 8th day of June, 2021.

Vicki R. Bates
VICKI R. BATES

STATE OF NEVADA)
 : ss.
Carson City)

On June 8, 2021, before me, a notary public, personally appeared VICKI R. BATES, personally known (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to this instrument, and acknowledged that she executed it.



Sonja Fischer
NOTARY PUBLIC

State of Nevada Declaration of Value

FOR RECORDER'S OPTIONAL USE ONLY

- 1. **Assessor Parcel Number(s):**
- a) 1320-30-816-014
- b) _____
- c) _____

Document/Instrument #: _____
 Date of Recording: _____
 Notes: _____

- 2. **Type of Property:**
- a) Vacant Land
- c) Condo/Townhouse
- e) Apartment Bldg.
- g) Agricultural
- i) Other _____

- b) Single Family Residence
- d) 2-4 Plex
- f) Commercial/Industrial
- h) Mobile Home

3. **Total Value/Sales Price of Property:** \$ -0-
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value: \$ _____
 Real Property Transfer Tax Due: \$ -0-

- 4. **If Exemption Claimed:**
- a. Transfer Tax Exemption, per NRS 375.090, Section: 10
- b. Explain Reason for Exemption: A conveyance of real property by deed which becomes effective upon the death of the grantor pursuant to NRS 111.655 to 111.699, inclusive.

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 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 Vicki R. Bates Capacity Owner

Signature _____ Capacity _____

**SELLER (GRANTOR) INFORMATION
REQUIRED**

**BUYER (GRANTEE) INFORMATION
REQUIRED**

Print Name: Vicki R. Bates
 Address: P.O. Box 1849
 City: Minden
 State: NV Zip: 89423

Name: Same
 Address: _____
 City: _____
 State: _____ Zip: _____

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Allison MacKenzie, Ltd. Escrow # _____
 Address: P.O. Box 646
 City: Carson City State NV Zip 89702