

DOUGLAS COUNTY, NV

2021-969787

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=3

06/28/2021 08:38 AM

AMROCK, LLC

KAREN ELLISON, RECORDER

E07

70054065-7246708

**APN: 1318-10-310-047**

**R.P.T.T.: \$0.00**

**Exempt: (7)**

**Recording Requested By:**

James E. Murphy

723 Cedar Street

Zephyr Cove, NV 89448

**After Recording Mail To:**

James E. Murphy, et al

723 Cedar Street

Zephyr Cove, NV 89448

**Send Subsequent Tax Bills To:**

James E. Murphy, et al

723 Cedar Street

Zephyr Cove, NV 89448

## **QUITCLAIM DEED**

THIS INDENTURE WITNESSETH THAT, James E. Murphy and Tracy K. Murphy, as Co-Trustees of The James and Tracy Murphy Family Trust, under Agreement dated July 25, 2003 and amended March 19, 2013, FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do(es) hereby REMISE, RELEASE AND FOREVER QUITCLAIM to Tracy K. Murphy and James E. Murphy, wife and husband, as community property with right of survivorship, whose address is 723 Cedar Street, Zephyr Cove, NV 89448,

ALL that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

MORE commonly known as: 723 Cedar Street, Zephyr Cove, NV 89448

Subject To: Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

PRO

70054065QDXXV010103



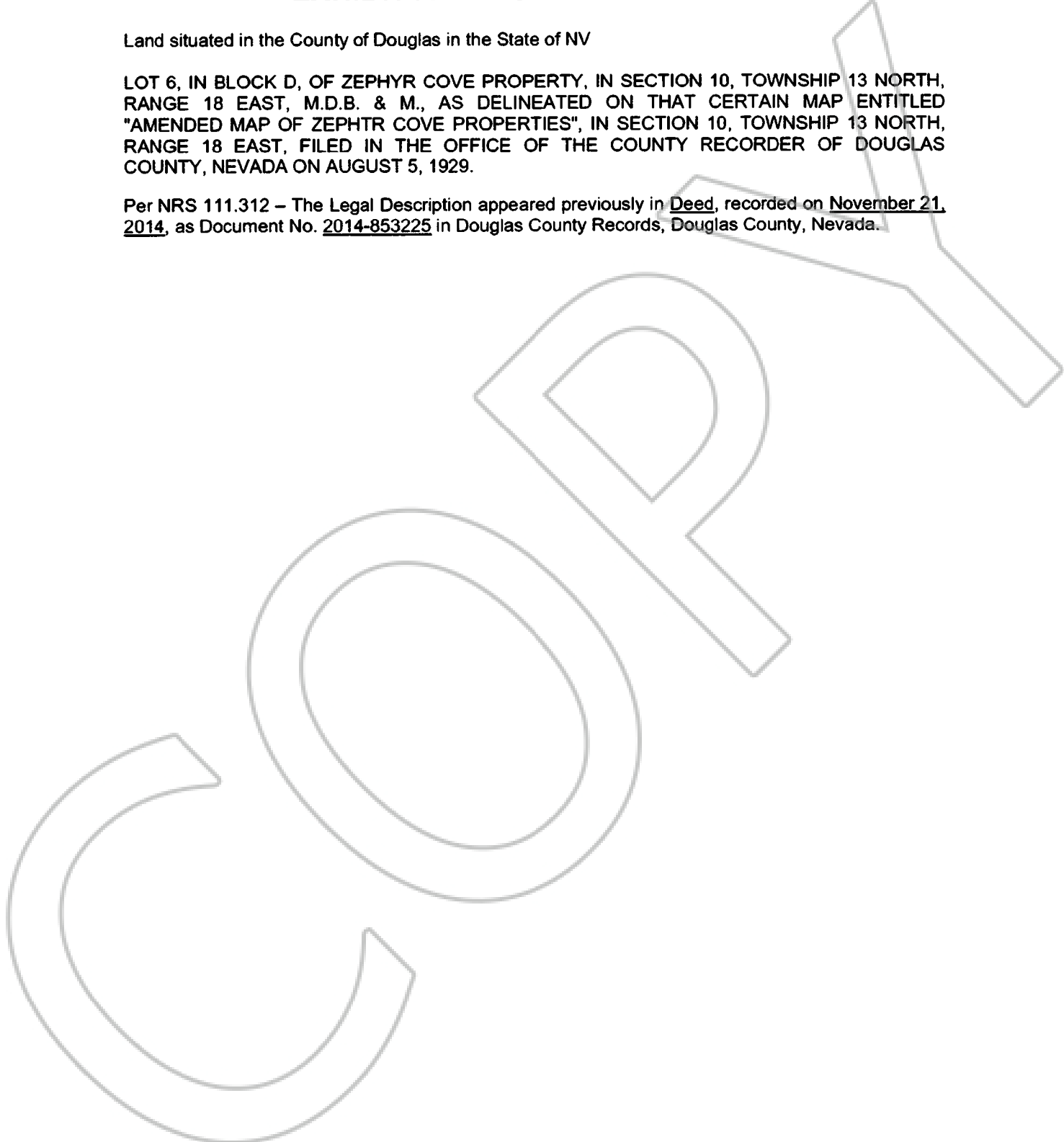


## EXHIBIT A – LEGAL DESCRIPTION

Land situated in the County of Douglas in the State of NV

LOT 6, IN BLOCK D, OF ZEPHYR COVE PROPERTY, IN SECTION 10, TOWNSHIP 13 NORTH, RANGE 18 EAST, M.D.B. & M., AS DELINEATED ON THAT CERTAIN MAP ENTITLED "AMENDED MAP OF ZEPHTR COVE PROPERTIES", IN SECTION 10, TOWNSHIP 13 NORTH, RANGE 18 EAST, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA ON AUGUST 5, 1929.

Per NRS 111.312 – The Legal Description appeared previously in Deed, recorded on November 21, 2014, as Document No. 2014-853225 in Douglas County Records, Douglas County, Nevada.



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a. 1318-10-310-047  
 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  
 Other

<b>FOR RECORDERS OPTIONAL USE ONLY</b>	
Book _____	Page: _____
Date of Recording: _____	
Notes: 6/28/21 Trust Ok~A.B.	

3.a. Total Value/Sales Price of Property      \$ 0.00  
 b. Deed in Lieu of Foreclosure Only (value of property ( N/A ) )  
 c. Transfer Tax Value:      \$ 0.00  
 d. 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: Transfers without consideration from a trust.

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 James E. Murphy      Capacity: Co-Trustee  
 Signature Tracy K. Murphy      Capacity: Co-Trustee

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: The James and Tracy Murphy Family Trust  
 Address: 723 Cedar Street  
 City: Zephyr Cove  
 State: NV      Zip: 89448

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: Tracy K. Murphy and James E. Murphy  
 Address: 723 Cedar Street  
 City: Zephyr Cove  
 State: NV      Zip: 89448

**COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)**  
 Print Name: Amrock - Recording Department      Escrow # 70054065  
 Address: 662 Woodward Avenue  
 City: Detroit      State: MI      Zip: 48226