

APN # A portion of 1319-15-000-015

**RECORDING REQUESTED  
AND RETURN TO:**

Lifeline Estate Services, Inc.  
3708 Lakeside Dr. Ste. 202  
Reno, NV 89509

**MAIL TAX STATEMENT TO:**

Vernon M, Kulla  
4770 Tree Sparrow Ln.  
Sparks, NV 89436

**QUITCLAIM DEED**

**VERNON M. KULLA**, trustee of The Kulla Family Trust Dated August 27, 1993,  
hereby quitclaims to **VERNON M. KULLA**, a widow, the following described real  
estate in Douglas County, State of Nevada:

**SEE ATTACHED EXHIBIT "A"**

Together with all tenements, hereditaments and appurtenances, if any, thereto belonging  
or appertaining, and any reversions, remainders, rents, issues or profits thereof.  
This deed was prepared without the benefit of a title search and the description of the  
property was furnished by the parties or by said County Assessor in which the property  
resides. The preparer of this deed assumes no liability whatsoever either for the accuracy  
of the legal description or the status of the title to the property.

Dated: July 2<sup>nd</sup>, 2021

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

  
VERNON M. KULLA


STATE OF NEVADA )

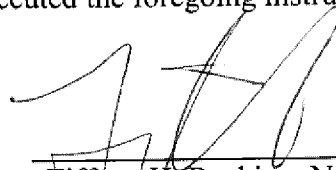
COUNTY OF WASHOE )

) SS:

**ACKNOWLEDGMENT**

Personally came before me this 2<sup>nd</sup> day of July, 2021 the above named **Vernon M. Kulla**,  
to me known to be the person who executed the foregoing instrument and acknowledge  
the same.

 Tiffany H. Rushing  
NOTARY PUBLIC  
STATE OF NEVADA  
Appt. No. 19-5385-02  
My Appt. Expires November 22, 2023

  
Tiffany H. Rushing, Notary Public  
Washoe County, Nevada  
My Commission Expires 11/22/2023

**EXHIBIT A**

An undivided fee simple ownership interest in and to the following described Time Share Interest that has been created at David Walley's Hot Springs Resort and Spa located in Douglas County, Nevada and more fully described within that certain Fifth Amended and Restated Declaration of Time Share Covenants, Conditions and Restrictions for David Walley's Resort that has been filed of record on August 27, 2001 with the Recorder in and for Douglas County, Nevada in Book 0801 Page 6980, as amended:

Unit Type: 2bd

Phase: 2

Inventory Control No: 17-055-17-01

Alternate Year Time Share: Annual

If acquiring a Time Share Interest in Phase I, BUYER will receive fee title to a 1/1071th undivided interest (if annually occurring) or a 1/2142th undivided interest (if biennially occurring) in said Phase.

If acquiring a Time Share Interest in Phase II, BUYER will receive fee title to a 1/1989th undivided interest (if annually occurring) or a 1/3978th undivided interest (if biennially occurring) in said Phase.

If acquiring a Time Share Interest in Phase III, BUYER will receive fee title to a 1/1224th undivided interest (if annually occurring) or a 1/2448th undivided interest (if biennially occurring) in said Phase.

If acquiring a Time Share Interest in the Dillon Phase, BUYER will receive fee title to a 1/1224th undivided interest (if annually occurring) or a 1/2448th undivided interest (if biennially occurring) in said Phase.

To have and to hold the same, along with all appurtenances related thereto, forever and in fee simple but subject to the usage limitations as contained in the Declaration, all restrictions imposed by the Walley's Property Owners Association, Inc., all other restrictions reserved unto the Grantor, all other easements and restrictions of every nature of record, and state and county ad valorem and other taxes, if any.

**STATE OF NEVADA  
DECLARATION OF VALUE**

**1. Assessor Parcel Number(s)**

- a) a portion of 1319-15-000-015
- 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'/Ind'l
- g)  Agricultural
- h)  Mobile Home
- j)  other

**FOR RECORDERS OPTIONAL USE ONLY**

DOCUMENT/INSTRUMENT #: \_\_\_\_\_

BOOK \_\_\_\_\_ PAGE \_\_\_\_\_

DATE OF RECORDING \_\_\_\_\_

NOTES: Trust Ok~A.B.

**3. Total Value/Sales Price of Property:**

Deed in Lieu of foreclosure Only (value of property) \$0

Transfer Tax Value: \$0

Real Property Transfer Tax Due: \$0

**4. If Exemption Claimed:**

- a. Transfer Tax Exemption, per NRS 375.090, Section: 7
- b. Explain Reason for Exemption: Transfer from a revocable living trust without consideration.

**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 disallowance of any claimed exemption, or other determination of additional taxes 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: Vernon M. Kulla Capacity: Trustee

**SELLER (GRANTOR) INFORMATION**

(REQUIRED)

Print Name: Vernon M. Kulla trustee of the

Address: 4770 Tree Swallow Ln. Kulla Family

City: Sparks Trust

State: NV Zip: 89436 DTD 8/27/93

**BUYER (GRANTEE) INFORMATION**

(REQUIRED)

Print Name: Vernon M. Kulla

Address: 4770 Tree Swallow Ln.

City: Sparks

State: NV Zip: 89436

**COMPANY /PERSON REQUESTING RECORDING**

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Lifeline Estate Services, Inc Escrow #

Address: 3708 Lakeside Dr. Suite 202

City: Reno State: NV Zip: 89509

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)