

DOUGLAS COUNTY, NV

2021-972804

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=4

08/20/2021 08:31 AM

AMROCK, LLC

KAREN ELLISON, RECORDER

E07

**APN: 1420-29-610-003**

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

**Exempt: (7)**

**Recording Requested By:**

Louis E. Valenzuela  
1148 Buckbrush Road  
Minden, NV 89423

**After Recording Mail To:**

Louis E. Valenzuela, et al  
1148 Buckbrush Road  
Minden, NV 89423

**Send Subsequent Tax Bills To:**

Louis E. Valenzuela, et al  
1148 Buckbrush Road  
Minden, NV 89423

**QUITCLAIM DEED** 69942158-7050732

THIS INDENTURE WITNESSETH THAT, Louis E. Valenzuela and Dina A. Valenzuela, Trustees of The Valenzuela 2011 Family Trust Dated February 11, 2011, FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do(es) hereby REMISE, RELEASE AND FOREVER QUITCLAIM to Louis E. Valenzuela and Dina A. Valenzuela, husband and wife, as joint tenants with right of survivorship and not as tenants in common, whose address is 1148 Buckbrush Road, Minden, NV 89423,

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: 1148 Buckbrush Road, Minden, NV 89423

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

69942158QDXXV0114



(Attached to and becoming a part of Quitclaim Deed dated \_\_\_\_\_ between Louis E. Valenzuela and Dina A. Valenzuela, Trustees of The Valenzuela 2011 Family Trust Dated February 11, 2011, as Seller(s) and Louis E. Valenzuela and Dina A. Valenzuela, husband and wife, as joint tenants with right of survivorship and not as tenants in common, as Purchaser(s).)

WITNESS my/our hands, this 25<sup>th</sup> day of March, 2021.

L. Valenzuela Trustee  
Louis E. Valenzuela, Trustee

STATE OF Nevada )  
COUNTY OF Douglas ) ss

This instrument was acknowledged before me, this 25<sup>th</sup> day of March, 2021, by Louis E. Valenzuela, Trustee.

NOTARY STAMP/SEAL

Laura Ann Marie McLaren, Notary Public  
Notary Public

Title and Rank \_\_\_\_\_  
My Commission Expires: 10/05/2024



(Attached to and becoming a part of Quitclaim Deed dated \_\_\_\_\_ between Louis E. Valenzuela and Dina A. Valenzuela, Trustees of The Valenzuela 2011 Family Trust Dated February 11, 2011, as Seller(s) and Louis E. Valenzuela and Dina A. Valenzuela, husband and wife, as joint tenants with right of survivorship and not as tenants in common, as Purchaser(s).)

WITNESS my/our hands, this 25<sup>th</sup> day of March, 2021.

[Signature]  
Dina A. Valenzuela, Trustee

STATE OF Nevada )  
COUNTY OF Douglas )  
SS

This instrument was acknowledged before me, this 25<sup>th</sup> day of March, 2021, by Dina A. Valenzuela, Trustee.

NOTARY STAMP/SEAL

[Signature]  
Notary Public

Title and Rank \_\_\_\_\_  
My Commission Expires: 10/05/2024

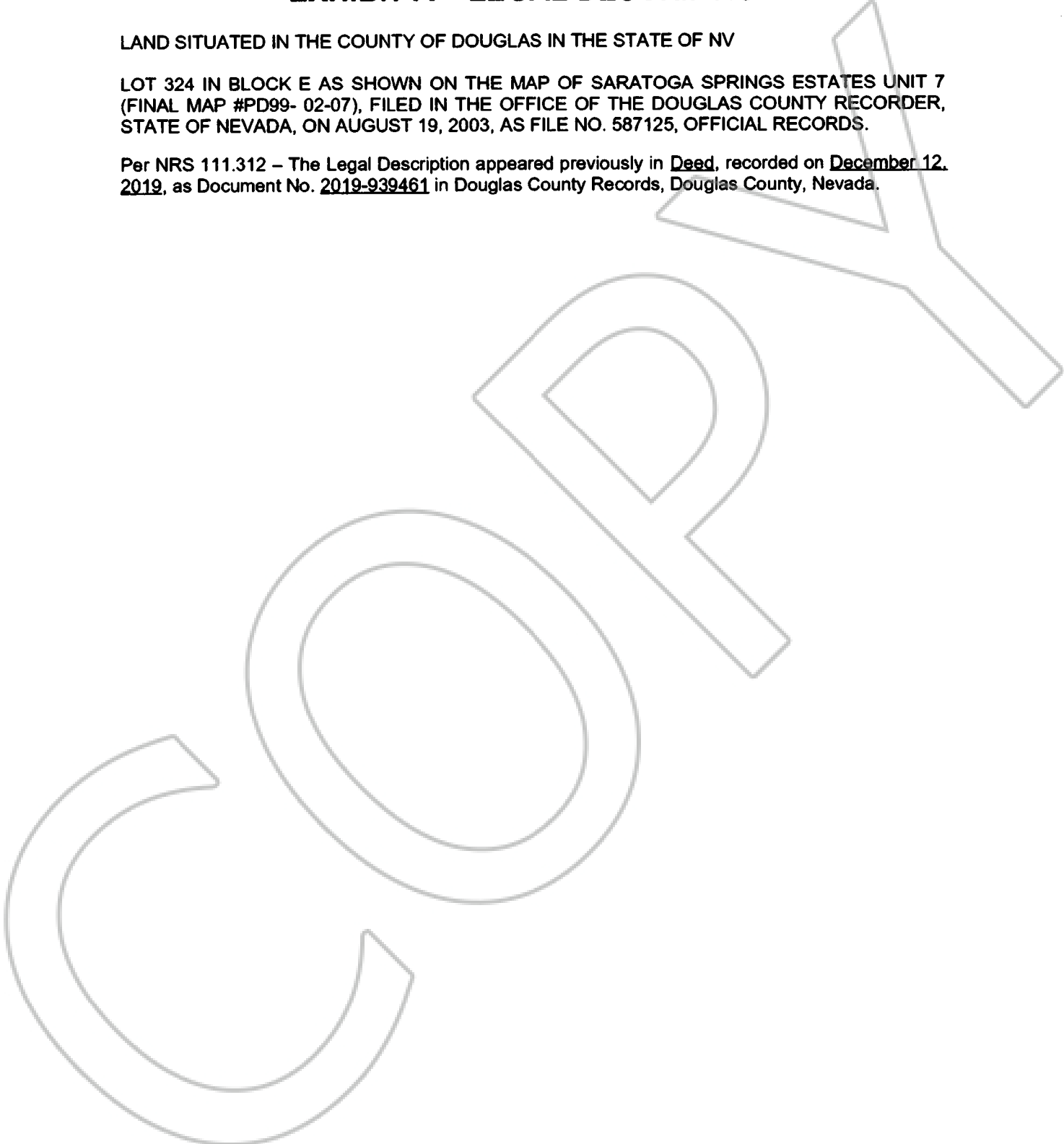


## EXHIBIT A – LEGAL DESCRIPTION

LAND SITUATED IN THE COUNTY OF DOUGLAS IN THE STATE OF NV

LOT 324 IN BLOCK E AS SHOWN ON THE MAP OF SARATOGA SPRINGS ESTATES UNIT 7 (FINAL MAP #PD99- 02-07), FILED IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER, STATE OF NEVADA, ON AUGUST 19, 2003, AS FILE NO. 587125, OFFICIAL RECORDS.

Per NRS 111.312 – The Legal Description appeared previously in Deed, recorded on December 12, 2019, as Document No. 2019-939461 in Douglas County Records, Douglas County, Nevada.



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a. 1420-29-610-003  
 b. \_\_\_\_\_  
 c. \_\_\_\_\_  
 d. \_\_\_\_\_

2. Type of Property:
- |   |  |
|---|--|
| a. <input type="checkbox"/> Vacant Land       | b. <input type="checkbox"/> Single Fam. Res. |
| c. <input type="checkbox"/> Condo/Twnhse      | d. <input type="checkbox"/> 2-4 Plex         |
| e. <input type="checkbox"/> Apt. Bldg         | f. <input type="checkbox"/> Comm'l/Ind'l     |
| g. <input type="checkbox"/> Agricultural      | h. <input type="checkbox"/> Mobile Home      |
| <input checked="" type="checkbox"/> Other PUD |  |

|  |             |
|--|-------------|
| <b>FOR RECORDERS OPTIONAL USE ONLY</b> |             |
| Book _____                             | Page: _____ |
| Date of Recording: _____               |             |
| Notes: Trust ok - JS                   |             |

- 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 to or 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 The Valenzuela 2011 Family Trust Capacity: Grantee  
 Signature [Signature] Capacity: Grantee

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: The Valenzuela 2011 Family Trust  
 Address: 1148 Buckbrush Road  
 City: Minden  
 State: NV Zip: 89423

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: Louis E. Valenzuela and Dina A. Valenzuela  
 Address: 1148 Buckbrush Road  
 City: Minden  
 State: NV Zip: 89423

**COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)**  
 Print Name: Amrock - Recording Department  
 Address: 662 Woodward Avenue  
 City: Detroit

Escrow # 69942158  
 State: MI Zip: 48226