

APN: 1320-29-117-039

AFTER RECORDING RETURN TO:
Radian Settlement Services, Inc.
1000 GSK Drive, Suite 210
Coraopolis, PA 15108
File No. 1280331515

MAIL TAX STATEMENTS TO:
Lawrence R. Walsh and Judith A. Walsh
1092 Daphne Court
Minden, NV 89423

QUITCLAIM DEED

THIS DEED made and entered into on this 21 day of SEPT, 2021, by and between **Lawrence R. Walsh and Judith A. Walsh, trustees of the Walsh Family Trust dated February 21, 2006**, a mailing address of 1092 Daphne Court, Minden, NV 89423, hereinafter referred to as Grantor(s) and **Lawrence R. Walsh and Judith A. Walsh, husband and wife, as joint tenants with right of survivorship**, a mailing address of 1092 Daphne Court, Minden, NV 89423, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ONE and NO/100 (\$1.00) DOLLAR, the receipt of which is hereby acknowledged, does this day remise, release, quitclaim and convey to the said Grantee(s) the following described real estate located in Douglas County, Nevada:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

Also known as: 1092 Daphne Court, Minden, NV 89423

Prior instrument reference: Document Number: 2021-972743, Recorded: 08/19/2021

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in FEE SIMPLE.

Dated this 21 day of SEPT, 2021.

Lawrence R. Walsh
Lawrence R. Walsh, trustee of the Walsh Family Trust dated February 21, 2006

Judith A. Walsh
Judith A. Walsh, trustee of the Walsh Family Trust dated February 21, 2006

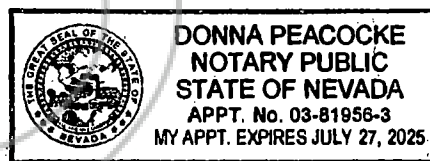
STATE OF Nevada
COUNTY OF Douglas

On 09-21-2021, before me, the undersigned, a Notary Public in and for said State personally appeared Lawrence R. Walsh and Judith A. Walsh, trustees of the Walsh Family Trust dated February 21, 2006 personally known to me (or 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 belief of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Donna Peacocke
Notary Public Signature

Donna Peacocke
Printed Name of Notary Public



My commission expires: 7-27-25

No title exam performed by the preparer. Legal description and party's names provided by the party.

EXHIBIT A
LEGAL DESCRIPTION

THE REAL PROPERTY SITUATE IN THE COUNTY OF DOUGLAS, STATE OF NEVADA,
DESCRIBED AS FOLLOWS:

LOT 175, AS SHOWN ON THE OFFICIAL PLAT OF WINHAVEN, UNIT NO. 5, FILED FOR
RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA,
ON FEBRUARY 10, 1994, IN BOOK 294 OF OFFICIAL RECORDS PAGE 1845, AS DOCUMENT
NO. 329790.

APN: 1320-29-117-039

PROPERTY COMMONLY KNOWN AS: 1092 DAPHNE COURT, MINDEN, NV 89423

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 1320-29-117-039
 b. _____
 c. _____
 d. _____

2. Type of Property:

a. <input type="checkbox"/> Vacant Land	b. <input checked="" 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'/Ind'l
g. <input type="checkbox"/> Agricultural	h. <input type="checkbox"/> Mobile Home
i. <input type="checkbox"/> Other	

FOR RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: 9/28/21 Trust Ok~A.B.	

3. a. Total Value/Sales Price of Property \$ 1.00
 b. Deed in Lieu of Foreclosure Only (value of property (_____)
 c. Transfer Tax Value: \$ _____
 d. Real Property Transfer Tax Due \$ _____

4. If Exemption Claimed:

a. Transfer Tax Exemption per NRS 375.090, Section 07
 b. Explain Reason for Exemption: Out of Trust for no consideration

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 Lawrence R. Walsh Capacity: Grantor

Signature Judith A. Walsh Capacity: Grantor

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

Print Name: Lawrence R. Walsh and Judith A. Walsh, trustees of the Walsh Family Trust dated February 21, 2006
 Address: 1092 Daphne Court
 City: Minden
 State: NV Zip: 89423

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

Print Name: Lawrence R. Walsh and Judith A. Walsh
 Address: 1092 Daphne Court
 City: Minden
 State: NV Zip: 89423

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)

Print Name: Radian Settlement Services, Inc. Escrow # _____
 Address: 1000 GSK Drive, Suite 210
 City: Coraopolis State: PA Zip: 15108