DOUGLAS COUNTY, NV

Rec:\$40.00

2021-978410

12/15/2021 10:05 AM Total:\$40.00 HALSTEAD LAW OFFICES LLC

Pas=2

APN: 1420-07-214-024

R.P.T.T. \$0.00

Exempt: NRS 375.090(7)



KAREN ELLISON, RECORDER

F07

When recorded return to:

Halstead Law Offices 615 S. Arlington Avenue Reno, Nevada 89509

Mail future tax statements to:

Sandra J. Goins, Trustee 3533 Silverado Drive Carson City, NV 89705

QUITCLAIM DEED

Alliance Trust Company of Nevada, in its capacity as the duly appointed and acting Trustee of the Thomas High Living Trust dated October 6, 2015, does hereby release and quitclaim to Sandra J. Goins, Trustee of the Sandra J. Goins Trust, all of the right, title, and interest to all that real property situated in the County of Douglas, State of Nevada, described as follows:

Lot 122, as shown on the Final Map of #97-1007-7 of VALLEY VISTA ESTATES, PHASE 6, recorded in the office of Douglas County Recorder, State of Nevada, on April 24, 2002, in book 0402, at Page 7191, as Document No. 540408, Official Records.

Together with all and singular the tenements, hereditaments, and appurtenances, including easements and water rights, if any, thereunto belonging or in anywise appertaining and the reversion and reversions, remainder and remainders, rents, issues, and profits thereof.

| Witness my hand on this Lo day | of December 2021. |
|--------------------------------|---|
| | Shanna Coussel |
| | Alliance Trust Company of Nevada, Trustee, by and through Shanna Coressel, Senior Trust Officer |
| | through Shanna Coresser, Senior Trust Officer |
| STATE OF NEVADA | |
| COUNTY OF WASHOE) | SS. |
| The foregoing instrument title | d Quitclaim Deed was acknowledged before me on |

, 2021, by Shanna Coressel.

NOTARY PUBLIC

December



STATE OF NEVADA DECLARATION OF VALUE

| 1. Assessor Parcel Number(s): |
|--|
| a) 1420-07-214-024 b) |
| c) |
| d) |
| 2. Tune of Property: |
| 2. Type of Property: a) Vacant Land b) Single Fam Res. |
| c) Condo/Twnhse d) 2-4 Plex Notes: 10 21 - Manifeld Grants |
| e) |
| 1) Other |
| |
| 3. Total Value/Sales Price of Property: \$0.00 |
| Deed in Lieu of Foreclosure Only (value of Property: \$ Transfer Tax Value: \$ |
| 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: A transfer of title to or from a trust without consideration |
| 5. 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: Shame Cursh Capacity: Trucks |
| |
| SELLER (GRANTOR) INFORMATION Print Name: Alliance Trust Company of Print Name: Sandra J. Goins, Trustee |
| Nevada, in its capacity as the duly appointed Address: 3533 Silverado Drive |
| and acting Trustee of the Thomas High Living City: Carson City State: NV Zip: 89705 |
| Trust dated October 6, 2015 Address: 100 W. Liberty Street, #100 |
| City: Reno State: NV Zip: 89501 |
| |
| |
| Company/Person Requesting Recording: (Required if not the Seller or Buyer) |
| Patricia Halstead, Esq., Halstead Law Offices ESCROW # N/A |
| 615 S. Arlington Avenue Reno, NV 89509 |