

A.P.N.: 1219-26-002-003
File No: 143-2636887 (mk)

When Recorded Return and Send Tax Statements To:
Thomas Walker
11651 Winding Ridge Drive
San Diego, CA 92131

R.P.T.T.: \$0.00 Exempt #5

QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Patricia Walker, wife of grantee

do(es) hereby RELEASE AND FOREVER QUITCLAIM to

Thomas Walker, a married man as his sole and separate property

all the right, title, and interest of the undersigned in and to the real property situate in the County of **Douglas**, State of **Nevada**, described as follows:

BEING A PORTION OF SECTION 26, TOWNSHIP 12 NORTH, RANGE 19 EAST, M. D. B. AND M. FURTHER DESCRIBED AS FOLLOWS:

PARCEL 2B AS SET FORTH ON THAT CERTAIN PARCEL MAP FOR MATTHEW C. AND JOYCE S. BENSON FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY ON NOVEMBER 4, 1988, IN BOOK 1188, PAGE 651, AS DOCUMENT NO. 190040.


"It is the express intent of the grantor, being the spouse of the grantee, to convey all right, title and interest of the grantor, community or otherwise, in and to the herein described property to the grantee as his/her sole and separate property."

Patricia Walker 12-21-2021
Patricia Walker, Date

STATE OF CA)
COUNTY OF San Diego) :ss.

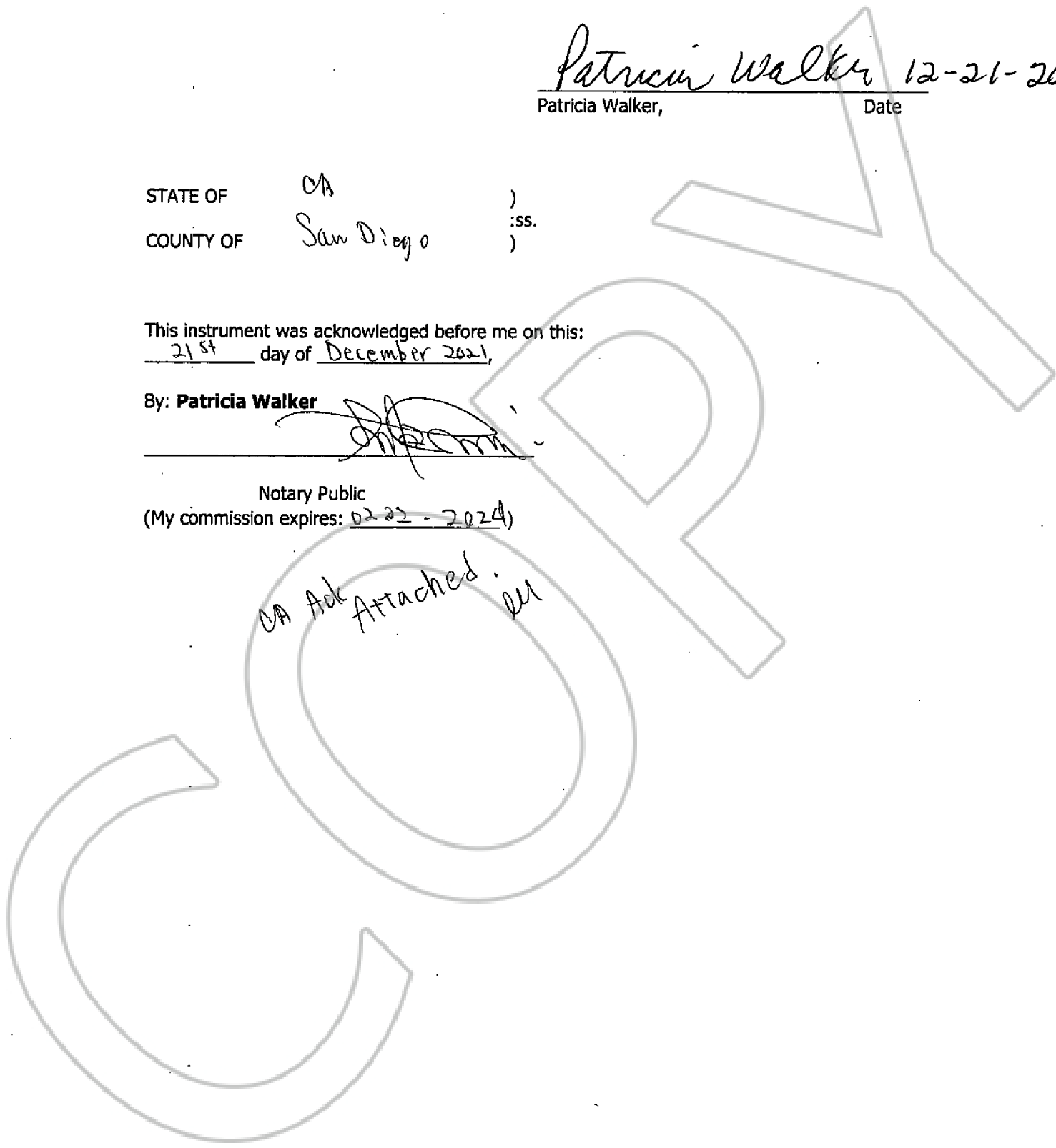
This instrument was acknowledged before me on this:
21st day of December 2021,

By: **Patricia Walker**



Notary Public
(My commission expires: 02-22-2024)

CA Adc Attached. du



ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of San Diego)

On 21st of December 2021 before me, Shizuka Coit, Notary Public
(insert name and title of the officer)

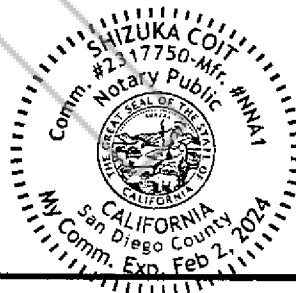
personally appeared Patricia Walker
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature 

(Seal)



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 1219-26-002-003
 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
 i) Other _____

FOR RECORDERS OPTIONAL USE	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a) Total Value/Sales Price of Property: \$0
 b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
 c) Transfer Tax Value: \$0
 d) Real Property Transfer Tax Due \$0.00

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption, per 375.090, Section: #5
 b. Explain reason for exemption: Deed to remove spouse not on title with 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: [Signature]
 Signature: _____

Capacity: [Signature]
 Capacity: _____

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

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

Print Name: Patricia Walker
 Address: 11651 Winding Ridge Dr
 City: San Diego
 State: CA Zip: 92131

Print Name: Thomas Walker
 Address: 11651 Winding Ridge Dr
 City: San Diego
 State: CA Zip: 92131

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

First American Title Insurance
 Print Name: Company
 Address 1663 US Highway 395, Suite 101
 City: Minden

File Number: 143-2636887 mk/ et
 State: NV Zip: 89423

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)