

APN: 1320-29-212-045
RECORDING REQUESTED BY:
John P. Breckenridge, Esq.

DOUGLAS COUNTY, NV 2022-981872
Rec:\$40.00
Total:\$40.00 02/28/2022 02:55 PM
JOHN BRECKENRIDGE Pgs=3

WHEN RECORDED MAIL TO:
John P. Breckenridge, Esq.
2901 Moorpark Ave., Suite 175
San Jose, CA 95128



KAREN ELLISON, RECORDER E07

MAIL TAX STATEMENT TO:
Roy & Karen Fellom
17075 Montebello Road
Cupertino, CA 95014

QUITCLAIM DEED

The undersigned declares that the documentary transfer tax is: None-Transfer without consideration to a Trust-Transfer Tax Exemption per NRS 375.090, Section 7

ROY S. FELLOM, III (also known as ROY FELLOM) and KAREN FELLOM, husband and wife, hereby REMISE(S), RELEASE(S) AND FOREVER QUITCLAIM(S) to: ROY S. FELLOM, III and KAREN FELLOM, as Trustees of the ROY S. & KAREN FELLOM FAMILY TRUST, the following described real property in the City of Minden, County of Douglas, State of Nevada:

SEE EXHIBIT "A" ATTACHED HERETO
(Commonly known as 1680 Lantana Dr., Minden, NV)

Dated FEBRUARY 24, 2022

Roy S. Fellom III
ROY S. FELLOM, III
Karen Fellom
KAREN FELLOM

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 SANTA CLARA)

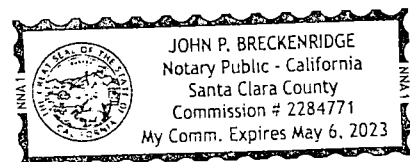
On 2/24, 2022, before me, John P. Breckenridge, a Notary Public, personally appeared ROY S. FELLOM, III and KAREN FELLOM, who proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons 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 [Handwritten Signature]

(Seal)



MAIL TAX STATEMENTS AS DIRECTED ABOVE

EXHIBIT "A"

Lot 86, in Block A, as set forth on the Map of WINHAVEN, UNIT NO. 1, a Planned Unit Development filed for record in the office of the County Recorder of Douglas County, State of Nevada, on January 13, 1989, as Document No. 194373.

COPY

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 1320-29-212-045
 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'l/Ind'l |
| g. <input type="checkbox"/> Agricultural | h. <input type="checkbox"/> Mobile Home |
| Other _____ | |

FOR RECORDERS OPTIONAL USE ONLY
 Book _____ Page: _____
 Date of Recording: _____
 Notes: Trust OK BL

- 3.a. Total Value/Sales Price of Property \$ 0
 b. Deed in Lieu of Foreclosure Only (value of property) (0)
 c. Transfer Tax Value: \$ 0
 d. 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 without consideration to 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 Roy S. Fellow III Capacity: Grantor ROY S. FELLOW, III
 Signature Karen Fellow Capacity: Grantor KAREN FELLOW

SELLER (GRANTOR) INFORMATION (REQUIRED)
 Print Name: Roy & Karen Fellow
 Address: 17075 Montebello Road
 City: Cupertino
 State: CA Zip: 95014

BUYER (GRANTEE) INFORMATION (REQUIRED)
 Print Name: FELLOW FAMILY TRUST
 Address: 17075 Montebello Road
 City: Cupertino
 State: CA Zip: 95014

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)
 Print Name: John P. Breckenridge, Esq. Escrow # N/A
 Address: 2901 Moorpark Ave., Suite 175
 City: San Jose State: CA Zip: 95128