

APN No. 1318-23-611-018

MAIL TAX STATEMENTS TO:
251 TERRACE VIEW DR
STATELINE, NV 89449

RECORDATION REQUESTED BY/RETURN TO:
TIMIOS, INC.
5716 CORSA AVE
WESTLAKE VILLAGE, CA 91362

PREPARED BY:
KELLEY BLATNIK, ATTORNEY AT LAW
O/B/O BC LAW FIRM, P.A.
8275 S EASTERN AVENUE 200-425
LAS VEGAS, NV 89123

QUITCLAIM DEED

R2418150

THIS QUITCLAIM DEED, Executed this 3rd day of February 2022, by **WILLIAM A. KIRSCHNER, A SINGLE MAN**, to second party, **WILLIAM A. KIRSCHNER SUCCESSOR TRUSTEE OF THE WILLIAM A. KIRSCHNER AND BARBARA D. KIRCHNER REVOCABLE LIVING TRUST, UTD DECEMBER 24, 1986.**

WITNESSETH, That the said first party, for good consideration in the amount of Ten Dollars and 00/100 (\$10.00) and good and other valuable consideration paid by the said second party, the receipt whereof is hereby acknowledged, do hereby remise, release and quitclaim unto the said second party(ies), and to their successors and assigns forever, all the right, title, interest and claim which the said first party has in and to the following described parcel of land, and improvements and appurtenances thereto in the City of STATELINE, County of DOUGLAS, State of NEVADA, to wit:

LOT 7, BLOCK C, AS SHOWN ON THE MAP OF FOOTHILLS ESTATES SUBDIVISION FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA ON NOVEMBER 13, 1962 DOCUMENT NO. 21266.

Property Address: 251 TERRACE VIEW DR, STATELINE, NV 89449

IN WITNESS WHEREOF, The said first party has signed and sealed these presents the day and year first above written.

William A. Kirschner
WILLIAM A. KIRSCHNER

STATE OF NEVADA)
COUNTY OF Douglas)

SS.

On this, February 3rd, 20 22, before me, Lisa Voelka, a Notary Public, **WILLIAM A. KIRSCHNER**, known or proved to me to be said person, who acknowledged that he/she/they executed the foregoing instrument.

Lisa Voelka
Notary Public
My Commission Expires: 5/31/22



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1318-23-611-018
 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
 Other _____

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: <u>Trust Ok BC</u>	

3. a. Total Value/Sales Price of Property \$ 0.00
 b. Deed in Lieu of Foreclosure Only (value of property) (_____)
 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: Transfer without consideration to or from a trust

5. Partial Interest: Percentage being transferred: 100.00 %

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] Capacity Grantor agent

Signature [Signature] Capacity Grantee agent

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: William A Kirschner
 Address: 251 Terrace View Dr.
 City: Stateline
 State: NV Zip: 89449

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: William A, Barbara D. Kirschner
 Address: 251 Terrace View Dr
 City: Stateline
 State: NV Zip: 89449

*Kirschner
as trustee*

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

Print Name: JIMMIE TULL
 Address: 5716 Coisa Ave Ste 102
 City: Westlake Village

Escrow #: 2418150
 State: CA Zip: 91362