

DOUGLAS COUNTY, NV

2022-984430

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=4

05/02/2022 12:34 PM

AMROCK, LLC

KAREN ELLISON, RECORDER

E07

APN: 1220-21-710-177

R.P.T.T.: \$0.00

Exempt: (7)

Recording Requested By:

Karen Alltizer

1328 Patricia Drive

Gardnerville, NV 89460

After Recording Mail To:

Karen Alltizer, et al

1328 Patricia Drive

Gardnerville, NV 89460

Send Subsequent Tax Bills To:

Karen Alltizer, et al

1328 Patricia Drive

Gardnerville, NV 89460

QUITCLAIM DEED

THIS INDENTURE WITNESSETH THAT, Karen Alltizer and Steven Alltizer, as Trustees of The Karen Alltizer Revocable Trust u.t.d. December 29, 2016, FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do(es) hereby REMISE, RELEASE AND FOREVER QUITCLAIM to Karen Alltizer, an unmarried woman, and Steven Alltizer, a married man, whose address is 1328 Patricia Drive, Gardnerville, NV 89460 (Karen Alltizer) and 1285 Ester Way Minden NV 89423 (Steven Alltizer),

ALL that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

MORE commonly known as: 1328 Patricia Drive, Gardnerville, NV 89460

Subject To: Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

PRO

69318771QDXXV010104



(Attached to and becoming a part of Quitclaim Deed dated February 3, 2021 between Karen Alltizer and Steven Alltizer, as Trustees of The Karen Alltizer Revocable Trust u.t.d. December 29, 2016, as Seller(s) and Karen Alltizer, an unmarried woman, and Steven Alltizer, a married man, as Purchaser(s).)

WITNESS my/our hands, this 3 day of February, 20 21.

Karen Alltizer
Karen Alltizer, Trustee

STATE OF Nevada)

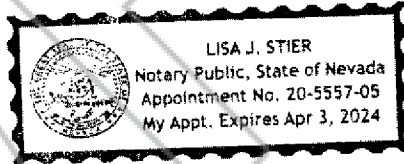
COUNTY OF Douglas)
SS

This instrument was acknowledged before me, this 3 day of February, 20 21, by Karen Alltizer, Trustee.

NOTARY STAMP/SEAL

[Signature]
Notary Public

Notary
Title and Rank
My Commission Expires: 4-3-2024



(Attached to and becoming a part of Quitclaim Deed dated 28TH JULY 2021 between Karen Alltizer and Steven Alltizer, as Trustees of The Karen Alltizer Revocable Trust u.t.d. December 29, 2016, as Seller(s) and Karen Alltizer, an unmarried woman, and Steven Alltizer, a married man, as Purchaser(s).)

WITNESS my/our hands, this 28TH day of JULY, 20 21.

Steven Alltizer
Steven Alltizer, Trustee

STATE OF Nevada)
COUNTY OF Douglas) ss

This instrument was acknowledged before me, this 28 day of July, 20 21, by Steven Alltizer, Trustee.

NOTARY STAMP/SEAL

Sherry Whitney
Notary Public
Notary Public
Title and Rank
My Commission Expires: 2/23/25



EXHIBIT A – LEGAL DESCRIPTION

Land situated in the County of Douglas in the State of NV

LOT 435, AS SHOWN ON THE MAP OF GARDNERVILLE RANCHOS UNIT NO. 7, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON MARCH 27, 1974, AS DOCUMENT NO. 72456.

Per NRS 111.312 – The Legal Description appeared previously in Deed, recorded on January 10, 2017, as Document No. 2017-893213 in Douglas County Records, Douglas County, Nevada.

COPY



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 1220-21-710-177
 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 |
| <input type="checkbox"/> Other | |

FOR RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: <u>Trust ok - js</u>	

- 3.a. Total Value/Sales Price of Property \$ 0.00
 b. Deed in Lieu of Foreclosure Only (value of property (N/A))
 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: Transfers without consideration from 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 Karen Alltizer Capacity: Grantor
 Signature _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: The Karen Alltizer Revocable Trust
 Address: 1328 Patricia Drive
 City: Gardnerville
 State: NV Zip: 89460

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Karen Alltizer and Steven Alltizer
 Address: 1285 Ester Way
 City: Minden (Steven Alltizer)
 State: NV Zip: 89423

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

Print Name: Amrock - Recording Department
 Address: 662 Woodward Avenue
 City: Detroit

Escrow # 69318771
 State: MI Zip: 48226