

DOUGLAS COUNTY, NV

2022-984447

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=3

05/02/2022 02:52 PM

AMROCK, LLC

KAREN ELLISON, RECORDER

E07

APN: 1420-07-214-025

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

Exempt: (7)

Recording Requested By:

Sandra Jean Goins
3533 Silverado Drive
Carson City, NV 89705

After Recording Mail To:

Sandra Jean Goins
3533 Silverado Drive
Carson City, NV 89705

Send Subsequent Tax Bills To:

Sandra Jean Goins
3533 Silverado Drive
Carson City, NV 89705

689 61500-6411096

QUITCLAIM DEED

THIS INDENTURE WITNESSETH THAT, Sandra Jean Goins, an unmarried woman, FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do(es) hereby REMISE, RELEASE AND FOREVER QUITCLAIM to Sandra Jean Goins, Trustee of the Goins Living Trust dated July 7, 2008, whose address is 3533 Silverado Drive, Carson City, NV 89705,

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: 3533 Silverado Drive, Carson City, NV 89705

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.

(Attached to and becoming a part of Quitclaim Deed dated _____ between Sandra Jean Goins, an unmarried woman, as Seller(s) and Sandra Jean Goins, Trustee of the Goins Living Trust dated July 7, 2008, as Purchaser(s).)

WITNESS my/our hands, this 8th day of November, 2020.

Sandra Jean Goins Sandra Jean Goins

STATE OF Nevada)

COUNTY OF Douglas)^{SS}

This instrument was acknowledged before me, this 8th day of November, 2020, by Sandra Jean Goins.

NOTARY STAMP/SEAL

Stephanie Smith
Notary Public

Notary
Title and Rank

My Commission Expires: Jan 21, 2024



EXHIBIT A – LEGAL DESCRIPTION

LAND SITUATED IN THE COUNTY OF DOUGLAS IN THE STATE OF NV

LOT I-21, AS SHOWN ON THE FINAL MAP #97-1007-7 OF VALLEY VISTA ESTATES, PHASE 6, ACCORDING TO THE MAP THEREOF, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON APRIL 24, 2002, IN BOOK 0402, AT PAGE 7191, AS DOCUMENT NO. 540408, OFFICIAL RECORDS.

Per NRS 111.312 – The Legal Description appeared previously in Deed, recorded on _____, as Book _____, Page _____, Document No. _____ in Douglas County Records, Douglas County, Nevada.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
a. 1420-07-214-025
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: Trust ok - js	

- 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 to or from a trust (Trust certificate required)

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 _____ Capacity: Grantor

Signature _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Sandra Jean Goins
Address: 3533 Silverado Drive
City: Carson City
State: NV Zip: 89705

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Goins Living Trust
Address: 3533 Silverado Drive
City: Carson City
State: NV Zip: 89705

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

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

Escrow # 68961500
State: MI Zip: 48226