

DOUGLAS COUNTY, NV

2022-985530

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=4

05/25/2022 09:36 AM

MORTGAGE CONNECT LP - VENDOR ID 38044

KAREN ELLISON, RECORDER

E05

APN: 1220-21-610-153

AFTER RECORDING RETURN TO:

Mortgage Connect, LP
600 Clubhouse Drive
Moon Township, PA 15108
File No. 2153483

This Deed is exempt from transfer tax pursuant to NRS 375.090, Section 05.

MAIL TAX STATEMENTS TO:

John P Budden
728 Hornet Drive
Gardnerville, NV 89460

QUITCLAIM DEED

STATE OF NEVADA
COUNTY OF DOUGLAS

THIS DEED made and entered into on this 19 day of May, 2022, by and between **John Budden, an unmarried man, who acquired title as a married man, as his sole and separate property, and Sherman E. Budden, Sr., and Jan M. Budden, husband and wife, all as joint tenants**, residing at 728 Hornet Drive, Gardnerville, NV 89460, and **John Budden, an unmarried man**, residing at 728 Hornet Drive, Gardnerville, NV89460, hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantor(s), for and in consideration of the sum of ONE and NO/100 (\$1.00) DOLLAR, the receipt of which is hereby acknowledged, does this day remise, release, quitclaim and convey to the said Grantee(s) the following described real estate located in Douglas County, Nevada:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION

Also known as: 728 Hornet Drive, Gardnerville, NV 89460

This conveyance is subject to easements, covenants, conditions, restrictions, reservations, and limitations of record, if any.

TO HAVE AND TO HOLD the lot or parcel above described together with all and singular the rights, privileges, tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining unto the said Grantee(s) and unto the heirs, administrators, successors or assigns of the Grantee(s) forever in FEE SIMPLE.

Dated this 19 day of May, 20 22.

John Budden
John Budden

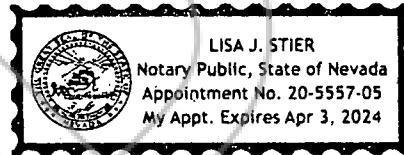
STATE OF NEVADA
COUNTY OF Douglas

This instrument was acknowledged before me on 5-19-22 by John Budden.

[Signature]
Notary Public Signature

Lisa J. Stier
Printed Name of Notary Public

My commission expires: 4-3-2024



Dated this 19 day of May, 20 22.

Sherman E. Budden Sr.
Sherman E. Budden, Sr.

Jan M. Budden
Jan M. Budden

STATE OF NEVADA
COUNTY OF Douglas

This instrument was acknowledged before me on 5-19-22 by Sherman E. Budden, Sr. and Jan M. Budden.

[Signature]
Notary Public Signature

Lisa J. Stier
Printed Name of Notary Public

My commission expires: 4-3-2024

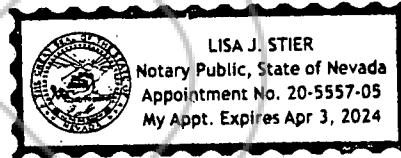


EXHIBIT A
LEGAL DESCRIPTION

Lot 551 of GARDNERVILLE RANCHOS UNIT NO. 6, according to the map thereof, filed for record in the office of the County Recorder of Douglas County, State of Nevada on May 29, 1973 in Book 573, Page 1026, as File No. 66512.

Being the same property as conveyed from Joshua Atkin and Tara Atkin, husband and wife as joint tenants to John Budden, a married man as his sole and separate property, Sherman E. Budden, Sr. and Jan M. Budden, husband and wife, all as joint tenants as set forth in Deed Instrument #2014-851798 dated 10/27/2014, recorded 10/28/2014, Douglas County, Nevada.

APN: 1220-21-610-153

Property commonly known as: 728 Hornet Drive, Gardnerville, NV 89460

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 1220-21-610-153
 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: _____	

- 3.a. Total Value/Sales Price of Property \$ 1.00
 b. Deed in Lieu of Foreclosure Only (value of property (_____))
 c. Transfer Tax Value: \$ _____
 d. Real Property Transfer Tax Due \$ _____

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 05
 b. Explain Reason for Exemption: remove parents. John Budden is the child of Sherman E. Budden, Sr. and Jan M. Budden.

5. Partial Interest: Percentage being transferred: _____ %

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 Sherman E. Budden Sr. Capacity: GRANTOR

Signature John M. Budden Capacity: GRANTOR
John Budden Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: John Budden and Sherman E. Budden, Sr., and Jan***
 Address: 728 Hornet Drive **M. Budden
 City: Gardnerville
 State: Nevada Zip: 89460

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: John Budden
 Address: 728 Hornet Drive
 City: Gardnerville
 State: Nevada Zip: 89460

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

Print Name: _____ Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____