



KAREN ELLISON, RECORDER E07

**RECORDING COVER PAGE**

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APN# 1022-09-001-029

**TITLE OF DOCUMENT**  
(DO NOT Abbreviate)

QUITCLAIM DEED

Document Title on cover page must appear EXACTLY as the first page of the document to be recorded.

**RECORDING REQUESTED BY:**

NIKKI CASH

RETURN TO: Name NIKKI CASH

Address 25705 119TH AVE SE

City/State/Zip KENT, WA 98030

**MAIL TAX STATEMENT TO: (Applicable to documents transferring real property)**

Name CAROL TALBERT

Address 5898 FLAT MARY ROAD

City/State/Zip CAMPTON, KY 41301

This page provides additional information required by NRS 111.312 Sections 1-2.  
An additional recording fee of \$1.00 will apply.  
To print this document properly, do not use page scaling.

Using this cover page does not exclude the document from assessing a noncompliance fee.

APN: 1022-09-001-029  
Return document to:  
Nikki Cash  
25705 119th Avenue SE  
Kent, WA 98030

Mail tax statements to:  
Carol Talbert  
5898 Flat Mary Road  
Campton, KY 41301

In compliance with NRS 239B.030, I, the undersigned, hereby affirm that this document submitted for recording does not contain a Social Security number.

### QUITCLAIM DEED

This QUITCLAIM DEED, executed this 5TH day of MAY, 2022, by the grantor,

MARY JEAN PACHOLKE  
3775 SANDSTONE DRIVE  
WELLINGTON, NV 89444

for the consideration of \$1.00  
ONE DOLLAR, AND EXEMPT FROM REAL ESTATE TRANSFER  
TAX PURSUANT TO NRS 375.090(7)  
in hand paid, does hereby remise, release and quitclaim forever to the grantee,

MARY PACHOLKE REVOCABLE LIVING TRUST / NIKKI CASH - TRUSTEE  
3775 SANDSTONE DRIVE  
WELLINGTON, NV 89444  
25705 119TH AVE SE  
KENT, WA 98030

all right, title, and interest in and to the following real property situated in the County of DOUGLAS, State of Nevada, legally described as:  
LOT 139 AS SHOWN ON MAP OF TOPAZ RANCH ESTATES UNIT No. 3 ACCORDING TO THE MAP THERE OF, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON MARCH 31, 1969, IN BOOK 1 OF MAPS, PAGE 221, AS DOCUMENT NO. 44091.

Commonly known as: 3775 SANDSTONE DRIVE, WELLINGTON, NV 89444

THIS CONVEYANCE is made subject to:

ALL CONDITIONS AND RESTRICTIONS RECORDED IN  
BOOK 1 OF MAPS, PAGE 221 IN THE OFFICE THE  
RECORDER IN DOUGLAS COUNTY NEVADA.

IN WITNESS WHEREOF, the grantor has signed and sealed these presents on  
the day first above written.

Mary J Pacholke  
Signature  
MARY JEAN PACHOLKE  
Print name  
GRANTOR  
Capacity

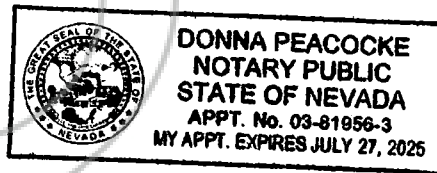
\_\_\_\_\_  
Signature  
\_\_\_\_\_  
Print name  
\_\_\_\_\_  
Capacity

*Construe all terms with the appropriate gender and quantity  
required by the sense of this deed.*

STATE OF Nevada )  
COUNTY OF Carson City )

This instrument was acknowledged before me on the 07 day of MAY,  
2022, by MARY JEAN PACHOLKE \*

Donna Peacocke  
Signature  
Donna Peacocke  
Print name  
Notary Public  
Title  
My commission expires:  
7-27-25



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a. 1022-09-001-029  
 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 RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: <u>6/3/22</u>	
Notes: <u>Grant ok AR</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 OF TITLE TO OR FROM A TRUST WITHOUT CONSIDERATION IF A CERTIFICATE OF TRUST IS PRESENTED AT TIME OF TRANSFER.  
 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 [Signature] Capacity: TRUSTEE  
 Signature \_\_\_\_\_ Capacity: \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: MARY J GAN PACHOLKE  
 Address: 3775 SANDSTONE DRIVE  
 City: WELLINGTON  
 State: NV Zip: 89444

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: MARY PACHOLKE REVOCABLE LIVING TRUST  
 Address: 3775 SANDSTONE DRIVE  
 City: WELLINGTON  
 State: NV Zip: 89444

**COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)**  
 Print Name: NICKI CASH Escrow # NONE  
 Address: 25705 119TH AVENUE SE  
 City: KENT State: WA Zip: 98030