

THE UNDERSIGNED HEREBY AFFIRMS THAT
THIS DOCUMENT DOES NOT CONTAIN A
SOCIAL SECURITY NUMBER (NRS 239B.030)



KAREN ELLISON, RECORDER E04

APN: 1320-33-715-029

WHEN RECORDED MAIL TO:
SEND TAX DOCUMENTS TO:

AZAD HENAREH KHALYANI
1341 Brooke Way
Gardnerville, NV 89410

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

QUIT CLAIM DEED

I, DONYA HENDOOSINABAD, spouse of grantee herein, without consideration, hereby quit claim all right, title and interest to AZAD HENAREH KHALYANI, a married man as his sole and separate property, the following described real property situated in Douglas County, State of Nevada, bounded and described as:

LOT 44, BLOCK I, AS SET FORTH ON FINAL SUBDIVISION MAP #1006-7 CHICHESTER ESTATES PHASE 7, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA ON OCTOBER 13, 2000, IN BOOK 1000, PAGE 2398, AS DOCUMENT NO. 501336.

TOGETHER with all tenements, hereditaments, and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

The Grantor is executing this conveyance to evidence her intent that the Real Property herein shall be the sole and separate property of the Grantee.

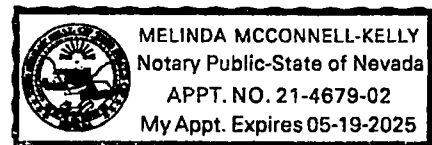
June 10, 2022

Signature, DONYA HENDOOSINABAD

STATE OF NEVADA)
CARSON CITY)

This instrument was acknowledged before me on June 10, 2022, by DONYA HENDOOSINABAD.

NOTARY PUBLIC



STATE OF NEVADA
DECLARATION OF VALUE

1. Assessors Parcel Number(s)
 a) 1320-33-715-029
 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
 i) Other _____

FOR RECORDERS OPTIONAL USE ONLY	
DOCUMENT/INSTRUMENT #:	_____
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

3. Total Value/Sales Price of Property: \$ _____
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$ _____
 Real Property Transfer Tax Due: \$ 0.00

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # 4
 b. Explain Reason for Exemption: A transfer of title without consideration from one joint tenant/tenant in common to one or more remaining joint tenants/tenants in common-vesting doc # 982700
 c. 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 <u>Donya Hendoosinabad</u>	Capacity <u>Grantor</u>
Signature _____	Capacity _____
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(REQUIRED)	(REQUIRED)
Print Name: <u>Donya Hendoosinabad</u>	Print Name: <u>Azad Henareh Khalyani</u>
Address: <u>1341 Brooke Way</u>	Address: <u>1341 Brooke Way</u>
City: <u>Gardnerville</u>	City: <u>Gardnerville</u>
State: <u>NV</u> Zip: <u>89410</u>	State: <u>NV</u> Zip: <u>89410</u>

COMPANY/PERSON REQUESTING RECORDING
 (required if not the seller or buyer)
 Print Name: A+ Documents Escrow # _____
 Address 411 W. Third Street, Suite 1
 City: Carson City State: NV Zip: 89703
 (AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)