

APN: 1219-11-002-012

Recording Requested By/Return to:
HERITAGE LAW
1625 Highway 88, Suite 304
Minden, Nevada 89423



KAREN ELLISON, RECORDER E10

Mail Future Tax Statements To:
KENNETH A. SCHROEDER &
JUDY M. SCHROEDER
1016 Irma Lane
Gardnerville, NV 89460

The undersigned hereby affirms that this document submitted for recording does not contain personal information as required by law.

DEED UPON DEATH

WE, KENNETH A. SCHROEDER and JUDY M. SCHROEDER, husband and wife as joint tenants with right of survivorship, do hereby convey to BRENDA K. LAIRD, an unmarried woman, effective on our deaths or the death of the survivor of us, whichever the case might be, all our right, title, and interest in the real property commonly known as 1016 Irma Lane, Gardnerville, Douglas County, Nevada, and more particularly described as follows:

**SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A" AND MADE A PART
HEREOF**

Pursuant to NRS 111.312, the above legal description was previously recorded in that certain Trust Transfer Deed recorded as Document No. 388556 of Official Records of Douglas County, State of Nevada, on May 24, 1996.

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

THIS DEED IS REVOCABLE. THIS DEED DOES NOT TRANSFER ANY OWNERSHIP UNTIL THE DEATH OF THE GRANTOR(S). THIS DEED REVOKES ALL PRIOR DEEDS BY THE GRANTOR(S) WHICH CONVEY THE SAME REAL PROPERTY PURSUANT TO NRS 111.655 to 111.699, INCLUSIVE, REGARDLESS OF WHETHER THE PRIOR DEEDS FAILED TO CONVEY THE ENTIRE INTEREST OF THE GRANTOR(S) IN THE SAME REAL PROPERTY.

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THE UNDERSIGNED HEREBY AFFIRM THAT THIS DOCUMENT SUBMITTED FOR RECORDING DOES NOT CONTAIN A SOCIAL SECURITY NUMBER.

Dated: August 4, 2022.

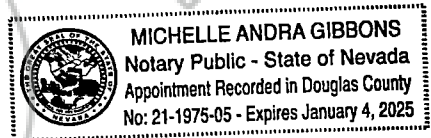
Kenneth A. Schroeder
KENNETH A. SCHROEDER, Grantor

Judy M. Schroeder
JUDY M. SCHROEDER, Grantor

STATE OF NEVADA)
 : ss.
COUNTY OF DOUGLAS)

On August 4, 2022, before me, a Notary Public, personally appeared KENNETH A. SCHROEDER and JUDY M. SCHROEDER, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to this instrument, and acknowledged that he and she executed it.

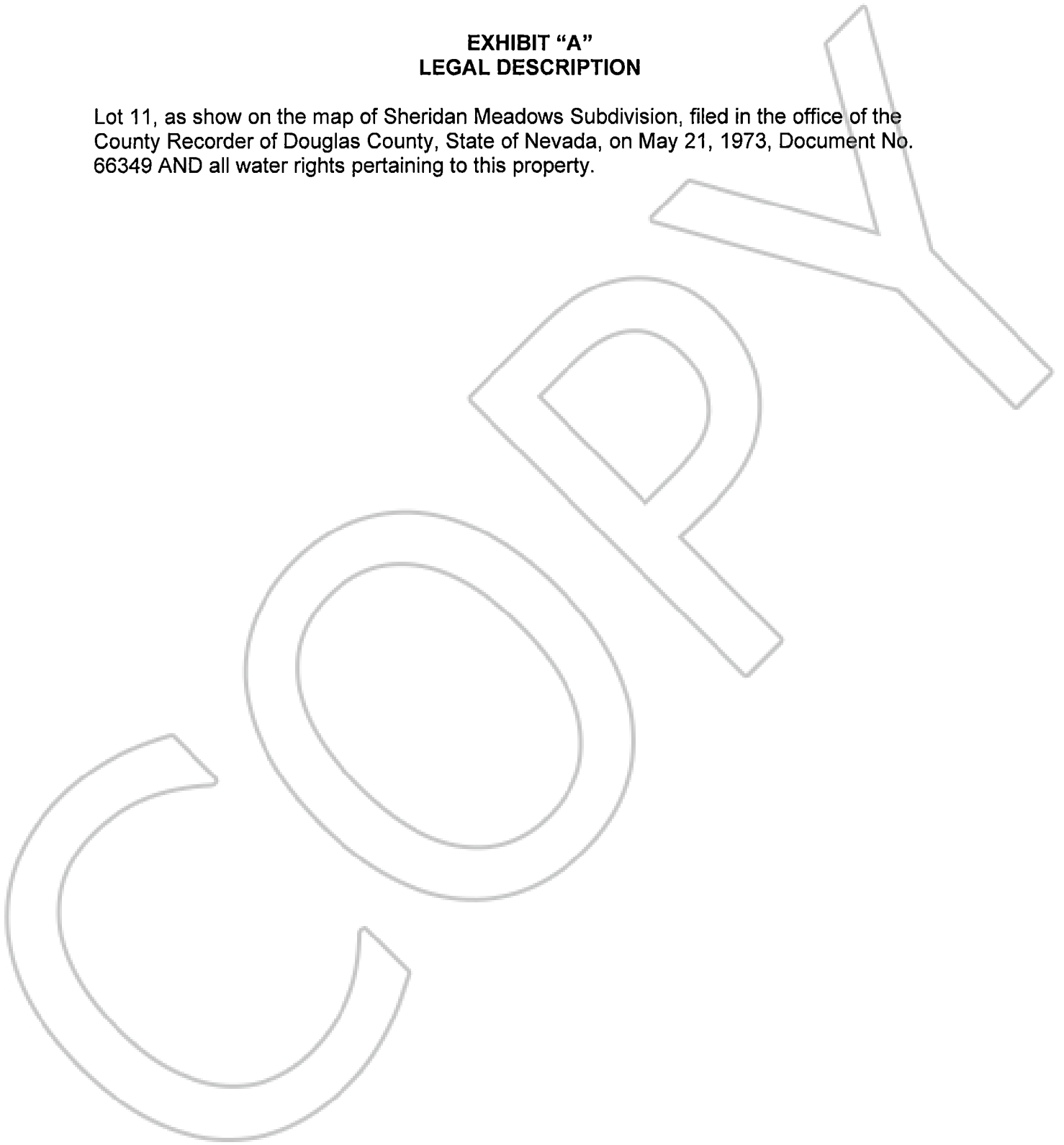
Michelle Andra Gibbons
Notary Public



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**EXHIBIT "A"
LEGAL DESCRIPTION**

Lot 11, as show on the map of Sheridan Meadows Subdivision, filed in the office of the County Recorder of Douglas County, State of Nevada, on May 21, 1973, Document No. 66349 AND all water rights pertaining to this property.



**State of Nevada
Declaration of Value**

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument #	_____
Book: _____	Page: _____
Date of Recording: _____	
Notes:	

1. Assessor Parcel Number(s)
a) 1219-11-002-012
b) _____
c) _____

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 |
| i) <input type="checkbox"/> Other: | |

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-

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per NRS 375.090, Section: 10
b. Explain Reason for Exemption: A conveyance of real property by deed which becomes effective upon the death of the Grantor(s) pursuant to NRS 111.655 to 111.699, inclusive.

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 therein. Furthermore, the 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: Kenneth A. Schroeder Capacity: Grantor
Signature: Judy M. Schroeder Capacity: Grantee

SELLER (GRANTOR) INFORMATION - REQUIRED

Name: Kenneth A. Schroeder & Judy M. Schroeder
Address: 1016 Irma Lane
City, State, ZIP: Gardnerville, NV 89460

BUYER (GRANTEE) INFORMATION - REQUIRED

Name: Kenneth A. Schroeder & Judy M. Schroeder
Address: 1016 Irma Lane
City, State, ZIP: Gardnerville, NV 89460

COMPANY/PERSON REQUESTING RECORDING (REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: HERITAGE LAW **Escrow #** _____
Address: 1625 Highway 88, Suite 304
City, State, ZIP: Minden, NV 89423