

THE UNDERSIGNED HEREBY AFFIRMS THAT
THIS DOCUMENT DOES NOT CONTAIN A
SOCIAL SECURITY NUMBER PER NRS 239B.030.
APN: 1319-30-621-005



KAREN ELLISON, RECORDER E07

Recording Requested by:
Grantor, AARON HODGKINS and ANNA BALAN-HODGKINS

When Recorded Mail Document and tax statements to:
Hodgkins Family Trust
7795 Sierra Drive
Granite Bay, CA 95746

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

QUIT CLAIM DEED

We, AARON HODGKINS and ANNA BALAN-HODGKINS, husband and wife, as joint tenants with right of survivorship, without consideration, do hereby remise, release and forever quitclaim all right, title and interest to the HODGKINS FAMILY TRUST, dated May 3, 2022, AARON BRYAN HODGKINS and ANNA BALAN-HODGKINS, as Trustees, the following described real property situated in Douglas County, State of Nevada, bounded and described as:

SEE EXHIBIT "A" FOR LEGAL DESCRIPTION

Together with all and singular the tenements, hereditaments and appurtenances, thereunto belonging or in anywise appertaining.

WITNESS my hand this August 17, 2022

AARON HODGKINS, as Grantor

AARON BRYAN HODGKINS as Trustee
of the Hodgkins Family Trust

ANNA BALAN-HODGKINS, as Grantor

ANNA BALAN-HODGKINS as Trustee of
the Hodgkins Family Trust

STATE OF NEVADA)
CARSON CITY)

On this August 17, 2022 before me, a Notary Public, personally appeared AARON BRYAN HODGKINS and ANNA BALAN-HODGKINS personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacity, and that by their signatures on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Notary Public

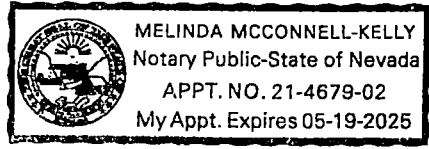
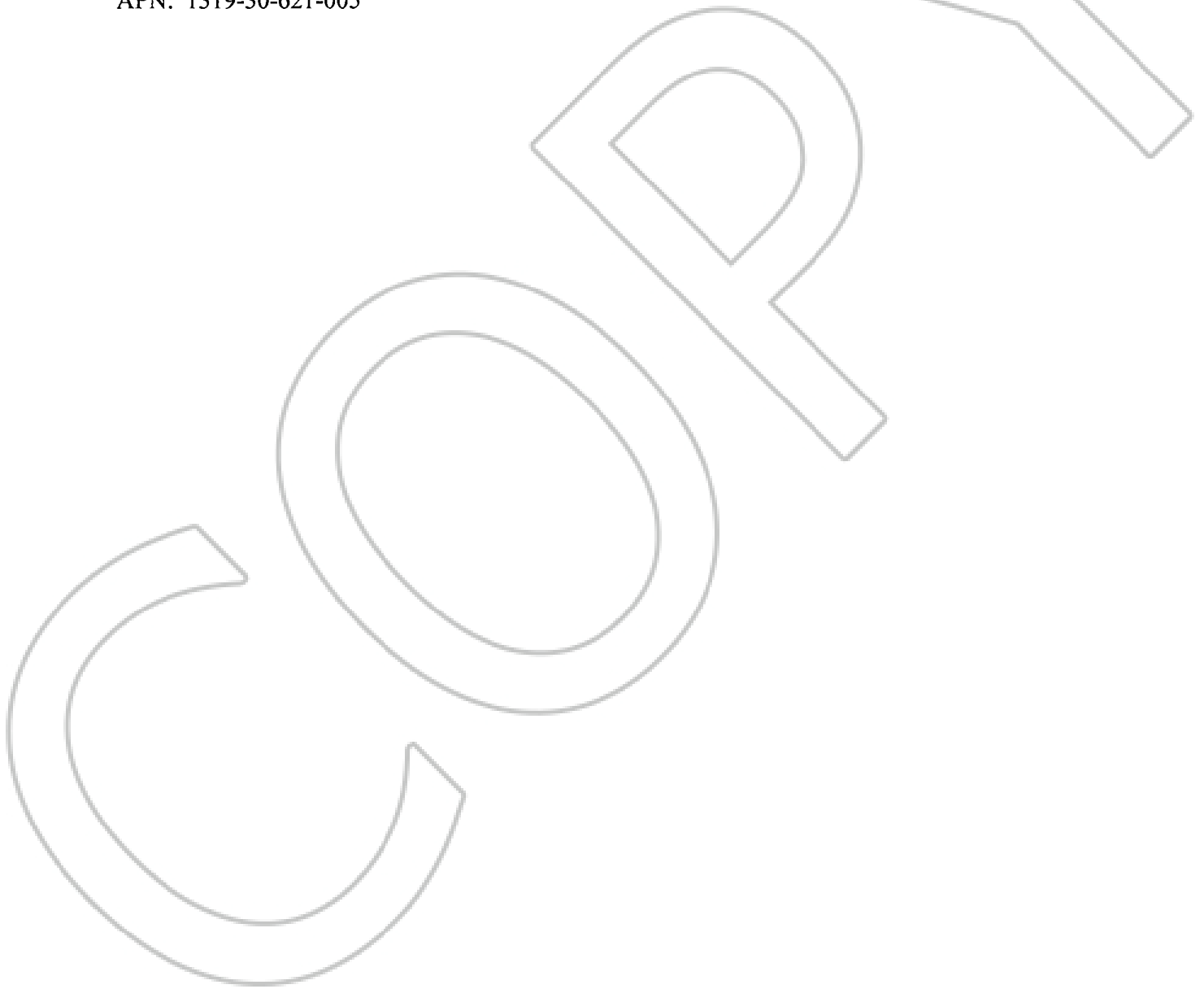


EXHIBIT "A"
LEGAL DESCRIPTION

Unit E, as shown on the condominium map of Lot 22, TAHOE VILLAGE UNIT NO. 2, recorded in the office of the County Recorder of Douglas County, State of Nevada, on August 21, 1978, as Document No. 24380;

Together with an undivided 1/6th interest in the common area as shown on the condominium map of Lot 22, TAHOE VILLAGE UNIT NO. 2, recorded in the office of the County Recorder of Douglas County, State of Nevada, on August 21, 1978, as Document No. 24380.

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STATE OF NEVADA
DECLARATION OF VALUE

- 1. Assessors Parcel Number(s)
 - a) 1319-30-621-005
 - 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: <u>8/18/22 Verified Grant AB</u>	

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 # 7
 - b. Explain Reason for Exemption: A transfer of title to or from a trust without consideration if a certificate of trust is present at the time of transfer.
 - 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>[Signature]</u> Signature <u>[Signature]</u> SELLER (GRANTOR) INFORMATION (REQUIRED)	Capacity Grantor - Trustee _____ Capacity Grantor - Trustee _____ BUYER (GRANTEE) INFORMATION (REQUIRED)
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Print Name: <u>Aaron Hodgkins and Anna Balan-Hodgkins</u> Address: <u>7795 Sierra Drive</u> City: <u>Granite Bay</u> State: <u>CA</u> Zip: <u>95746</u>	Print Name: <u>Aaron Bryan Hodgkins and Anna Balan-Hodgkins-Trustees</u> Address: <u>7795 Sierra Drive</u> City: <u>Granite Bay</u> State: <u>CA</u> Zip: <u>95746</u>
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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