

APN: 1121-03-000-008



KAREN ELLISON, RECORDER E05

WHEN RECORDED MAIL TO:

Jessica and Marc Prause
1508 Niblick Drive
Gardnerville, NV 89460

MAIL TAX NOTICES TO:

Jessica and Marc Prause
1508 Niblick Drive
Gardnerville, NV 89460

Quitclaim Deed

For valuable consideration, receipt of which does hereby acknowledge, JOSEPH FLAMM, a widowed man, does hereby QUITCLAIM to JESSICA PRAUSE and MARC PRAUSE, husband and wife as joint tenants, all rights, title and interest in and to that certain real property located in Carson City, Nevada, more particularly described as follows:

A portion of the North ½ of the Southwest ¼ of Section 36, Township 11 North, Range 21 East, M.D.B. & M., described as follows:

PARCEL B as shown on the Parcel Map for JOSEPH W. KARNES, recorded in the Office of County Recorder of Douglas County, State of Nevada, on June 10, 1980 in Book 680 at Page 1054, as Document No. 45208.

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.

Pursuant to NRS 239B.030(4), I affirm that the instrument contained below (or attached hereto) does not contain the social security number of any person.

Pursuant to NRS 111.312, this legal description was previously recorded on **May 15, 2002, as Document No. 0542272.**

DATED this 23 of August 2022.

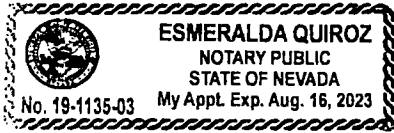

JOSEPH FLAMM

*** Notary Acknowledgements to follow:*

STATE OF NEVADA)
 : SS.
COUNTY OF DOUGLAS)

This instrument was acknowledged before me on the 23rd day of August 2022, by Joseph Flamm.

Esmeralda Quiroz
NOTARY PUBLIC



COPY

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
a) 1121-03-000-008
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	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

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

4. If Exemption Claimed:
a. Transfer Tax Exemption per NRS 375.090, Section # 5
b. Explain Reason for Exemption: Transfer from Father to Daughter

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 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: Attorney

Signature: [Signature] Capacity: Attorney

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Joseph Flamm
Address: 3069 Pine Valley Road
City: Gardnerville
State: NV Zip: 89460

Print Name: Jessica and Marc Prause
Address: 1508 Niblick Drive
City: Gardnerville
State: NV Zip: 89460

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Handy Legal Service PC Escrow # _____
Address: P.O. Box 1510 Minden
City: Minden State: NV Zip: 89423

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)