

APN: 1320-33-816-013

When Recorded, Please Return To:  
Millward Law, Ltd.  
1591 Mono Ave.  
Minden, NV 89423



KAREN ELLISON, RECORDER E07

Mail Future Tax Statements To:  
Maria Valeria Ainscough  
1423 Sterling Lane  
Gardnerville, NV 89460

The undersigned hereby affirms that this document submitted for recording does not contain any personal information and/or social security number of any person.

QUITCLAIM DEED

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Maria V. Ainscough, does hereby remise, release, and forever quitclaim and transfer all of her interest to **Maria Valeria Ainscough, Trustee of the Ainscough Trust, dated July 7, 2022**, and any amendments thereto, in the real property commonly known as 1423 Sterling Lane, Gardnerville, NV 89460, APN 1320-33-816-013, situated in Douglas County, State of Nevada, more precisely described as:

**LOT 70, BLOCK C, AS SET FORTH ON FINAL SUBDIVISION MAP NO. 1006-11 FOR CHICHESTER ESTATES, PHASE 11, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA AND RECORDED DECEMBER 27, 2002 IN BOOK 1202, PAGE 12732, AS DOCUMENT NO. 562225, AND BY CERTIFICATE OF AMENDMENT RECORDED MARCH 27, 2003 IN BOOK 0303, PAGE 13037, AS DOCUMENT NO. 0571430, OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA.**

(Pursuant to NRS 111.312, the above legal description previously appeared in Grant, Bargain, Sale Deed recorded on November 19, 2013, as Document Number 834048)

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.

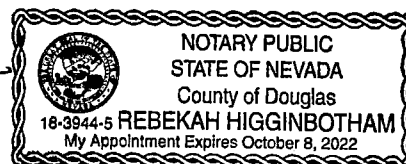
Date: September 13, 2022

*Maria V. Ainscough*  
\_\_\_\_\_  
Maria V. Ainscough

STATE OF NEVADA )  
                                  ) ss.  
COUNTY OF DOUGLAS )

This Quitclaim Deed was acknowledged before me, a Notary Public, on September 13, 2022, by Maria V. Ainscough, who is personally known to me or whose identity was proved to me upon satisfactory evidence.

*Rebekah Higginbotham*  
\_\_\_\_\_  
Notary Public



**State of Nevada  
Declaration of Value**

<b>FOR RECORDER'S OPTIONAL USE ONLY</b>	
Document/Instrument # _____	
Book: _____ Page: _____	
Date of Recording: <u>9/14/22</u>	
Notes: <u>Trust or AS</u>	

1. Assessor Parcel Number(s)  
1320-33-816-013
- a) \_\_\_\_\_  
b) \_\_\_\_\_  
c) \_\_\_\_\_

2 Type of Property:

- a)  Vacant Land  
c)  Condo/Twnhse  
e)  Apt. Bldg.  
g)  Agricultural  
i)  Other \_\_\_\_\_
- b)  Single Fam. Res.  
d)  2-4 Plex  
f)  Comm'l/Ind'l  
h)  Mobile Home

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

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per NRS 375.090, Section: 7  
b. Explain Reason for Exemption: Transfer to Trust without consideration

5. Partial Interest: Percentage being transferred: 100.00%

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: Maria V. Ainscough Capacity: Grantor

**SELLER (GRANTOR) INFORMATION - REQUIRED**

**Name:** Maria V. Ainscough  
**Address:** 1423 Sterling Lane  
**City, State, ZIP:** Gardnerville, NV 89410

**BUYER (GRANTEE) INFORMATION - REQUIRED**

**Name:** Maria V. Ainscough, as Trustee of the Ainscough Trust, dated July 7, 2022  
**Address:** 1423 Sterling Lane  
**City, State, ZIP:** Gardnerville, NV 89410

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

**Print Name:** Millward Law, Ltd.  
**Address:** 1591 Mono Ave.  
**City, State, ZIP:** Minden, NV 89423

**Escrow #** \_\_\_\_\_

**(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)**