

DOUGLAS COUNTY, NV

2022-992539

RPTT:\$0.00 Rec:\$40.00

\$40.00 Pgs=3

12/20/2022 08:37 AM

IMPACT LEGAL SUPPORT SERVICES, INC

KAREN ELLISON, RECORDER

E07

Recording Requested By and
When Recorded Mail To:

Renee R. Dehesa, Esq.
Jones, Lester, Schuck Becker & Dehesa, LLP
915 E. Main Street, Ste. A
Santa Paula, CA 93060

QUITCLAIM DEED

APN: 1220-24-401-021

The undersigned declares: Documentary transfer tax is NONE.

No monetary consideration given - Gift Conveyance by Grantor to Grantor's Revocable Living Trust -
Exempt from Transfer Tax per NRS 375.090(7) - without consideration

FOR NO MONETARY CONSIDERATION, JULIE E. STEVENS, a single woman, does hereby TRANSFER, REMISE, RELEASE AND FOREVER QUITCLAIM to JULIE STEVENS, Trustee of THE STEVENS FAMILY CANV TRUST, the following described real property in the County of Douglas, State of Nevada, commonly known as 637 Derby Ct, Gardnerville, NV 89410 and legally described as follows:

Exhibit "A" attached hereto and made part hereof.

Subject to all covenants, easements, restrictions, reservations, conditions and other matters of record.

Executed: 4/23/2022


JULIE E. STEVENS

Mail Tax Statements to:
Julie Stevens
120162 US Highway 395
Topaz, California 96133

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

NEVADA
STATE OF CALIFORNIA }
COUNTY OF DOUGLAS }

On APRIL 23, 2022, before me, LISA A. BURRIER, Notary Public, personally appeared

JULIE ELIZABETH STEVENS

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument, the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Lisa A. Burrier
Notary Public

LISA A. BURRIER
Notary Public
State of Nevada
Appt. No. 22-2881-05
My Appt. Expires February 4, 2026

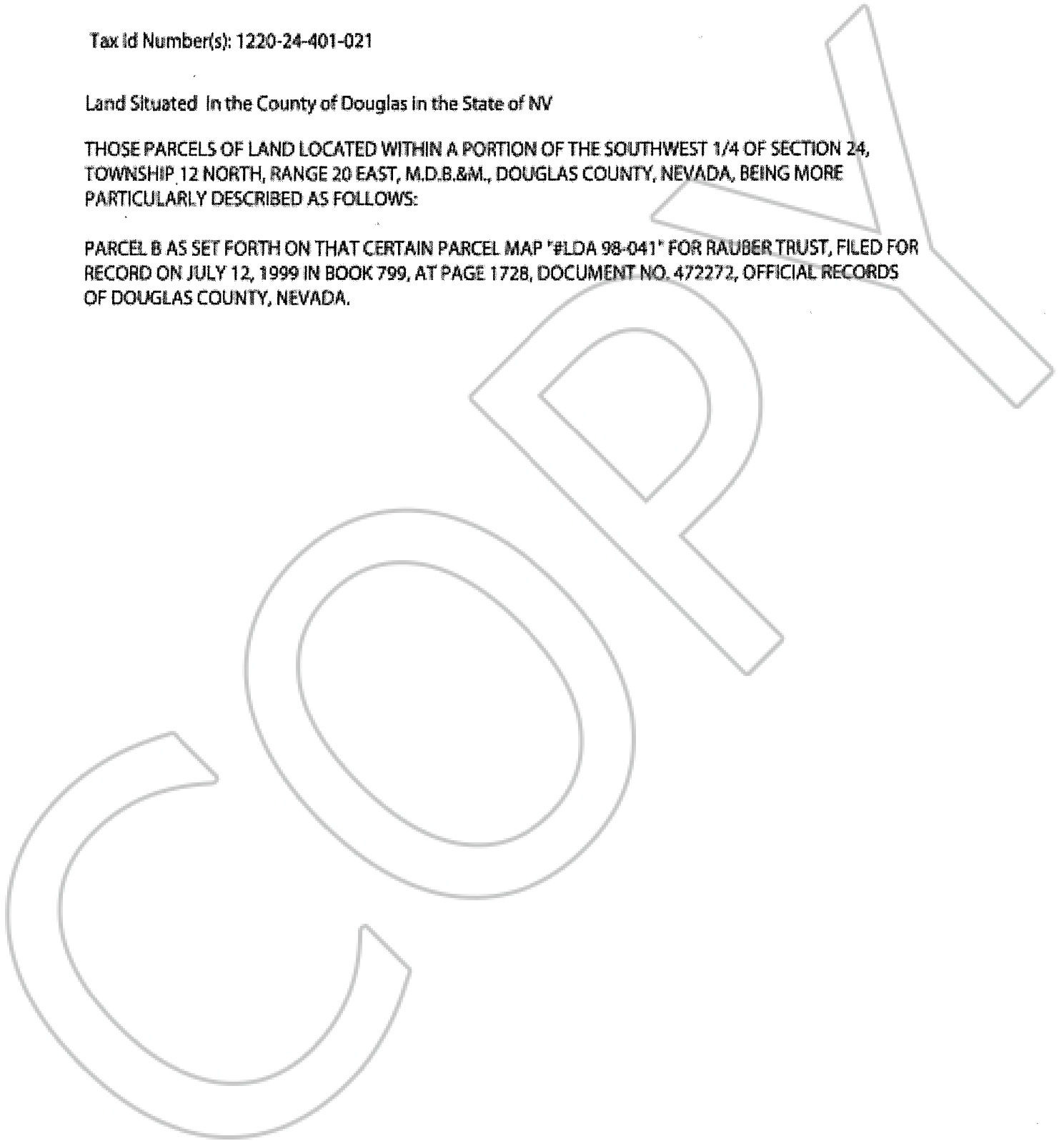
Exhibit "A"

Tax Id Number(s): 1220-24-401-021

Land Situated In the County of Douglas in the State of NV

THOSE PARCELS OF LAND LOCATED WITHIN A PORTION OF THE SOUTHWEST 1/4 OF SECTION 24,
TOWNSHIP 12 NORTH, RANGE 20 EAST, M.D.B.&M., DOUGLAS COUNTY, NEVADA, BEING MORE
PARTICULARLY DESCRIBED AS FOLLOWS:

PARCEL B AS SET FORTH ON THAT CERTAIN PARCEL MAP "#LDA 98-041" FOR RAUBER TRUST, FILED FOR
RECORD ON JULY 12, 1999 IN BOOK 799, AT PAGE 1728, DOCUMENT NO. 472272, OFFICIAL RECORDS
OF DOUGLAS COUNTY, NEVADA.



STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1220-24-401-021
 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: <u>Verified Trust - js</u>	

3. Total Value/Sales Price of Property: \$ _____
 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 # 7
 b. Explain Reason for Exemption: Gift Conveyance by Grantor to Grantors Revocable living trust - Without Consideration

5. Partial Interest: Percentage being transferred: _____ %

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 Julie Stevens Capacity Grantor

Signature Julie Stevens Capacity Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Julie E. Stevens
 Address: 120162 US Hwy 395
 City: Topaz
 State: CA Zip: 96133

Print Name: Julie E. Stevens
 Address: 120162 US Hwy 395
 City: TOPAZ
 State: CA Zip: 96133

COMPANY/PERSON REQUESTING RECORDING REQUESTED BY IMPACT LEGAL SUPPORT, INC.

(required if not the seller or buyer)

Print Name: Lester Schuck Becker Dehesa & Hirschberg Escrow # n/a
 Address: 915 E. Main Street, Suite A
 City: Santa Paula State: CA Zip: 93060

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