



SHAWNYNE GARREN, RECORDER E07

Record at the request of:
and when recorded mail to:
Geary Shea O'Donnell
Grattan & Mitchell, P.C.
90 South E Street, Ste. 300
Santa Rosa, CA 95404

Mail Tax Statements to:
Luis Peña and Janel Peña
20 Wilcox Road
Windsor, CA 95492

QUITCLAIM DEED A.P. No. 1319-19-212-004

(Transfer Tax Exemption Per NRS 375.090, Section 7)
The undersigned Grantor(s) declare(s) under penalty of perjury that the following is true and correct:
 There is no Documentary transfer tax due for the following reason:
 This is a Trust Transfer and Grantor(s) has (have) checked the applicable exclusion:
 Transfer to a revocable trust;

WE, LUIS PENA and JANEL PENA, husband and wife as joint tenants,
QUITCLAIM to LUIS ALFREDO PEÑA and JANEL PEÑA, as Trustees, or to the
Successor Trustee, of the **PEÑA FAMILY 2023 REVOCABLE TRUST**, dated January 5,
2023, all our right, title, and interest in the real property situated in the County of Douglas, State
of Nevada, commonly known as 706 Gary Lane, Unit 2, Stateline, Nevada, and more particularly
described as follows:

Being a portion of Lot 461, as shown on the Amended Map of Summit Village recorded
in the Office of the County Recorder of Douglas County, Nevada on September 17, 1968, as
Document No. 42231, an on Second Amended Map recorded on January 13, 1969, as Document
No. 43419, Official Records of Douglas County, Nevada further described as follows:

Parcel B as set forth on Laurian Parcel Map filed for record in the Office of the County
Recorder of Douglas County, State of Nevada on September 19, 1979, in Book 979, at Page
1538, as Document No. 36827.

A.P. No. 1319-19-212-004

Executed on January 5, 2023, at Santa Rosa, California.

Mail tax statements as directed above.



Luis Alfredo Peña



Janel Peña

ACKNOWLEDGMENT

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.

State of California
County of Sonoma

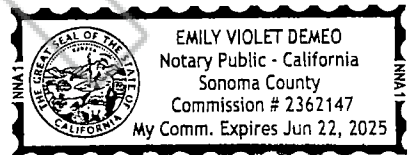
On January 5, 2023, before me, Emily Violet DeMeo, a Notary Public, personally appeared **LUIS ALFREDO PEÑA** and **JANEL PEÑA**, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they 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.



Signature of Notary



SEAL

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1319-19-212-004
 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 - P</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: \$ _____

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # 7
 b. Explain Reason for Exemption: Transfer is to a trust without consideration.

5. Partial Interest: Percentage being transferred: 100.0%

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 Trustee

Signature [Signature] Capacity Trustee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: LUIS AND JANEL PENA
 Address: 20 Wilcox Road
 City: Windsor
 State: CA Zip: 95492

Print Name: LUIS AND JANEL PENA
 Address: 20 Wilcox Road
 City: Windsor
 State: CA Zip: 95492

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: EMILY DEMEO, ESQ. Escrow # _____
 Address: 90 SOUTH E STREET, SUITE 300
 City: SANTA ROSA State: CA Zip: 95404

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