



SHAWNYNE GARREN, RECORDER

E10

APN No. 1220-24-201-029

Recording Requested by:

ERIC A. ALTON

And when recorded mail to:

ERIC A. ALTON
1882 Colt Ln.
Gardnerville, Nv. 89410

Mail tax statement to:

ERIC A. ALTON
1882 Colt Ln.
Gardnerville, Nv. 89410

space above this line for Recorder's use

The undersigned grantor(s) declare(s):
Documentary transfer tax is zero (0)
computed at full value of property conveyed.

DEED UPON DEATH

THE UNDERSIGNED HEREBY AFFIRMS THAT THIS DOCUMENT, INCLUDING ANY EXHIBITS, HEREBY SUBMITTED FOR RECORDING DOES NOT CONTAIN THE PERSONAL INFORMATION OF ANY PERSON(S). (NRS 239B.030)

THIS INDENTURE, made in Carson City, Nevada, on this 28th day of March, 2023, by and between ERIC A. ALTON and BRITNEY R. ALTON, husband and wife, as joint tenants, hereinafter referred to as "GRANTORS", and **then upon their death**, to NICKIE L. ALTON and RENE C. ALTON, in equal shares, as tenants in common, hereinafter referred to as "GRANTEES",

WITNESSETH:

GRANTORS, as sole owners of the following described property, does hereby convey to GRANTEES, **effective on our death**, the estates herein above references, and to the heirs, successors and assigns forever, the right, title and interest in and to that certain real property, property, together with improvements erected thereon, situated in the Douglas County, State of Nevada, more specifically described as follows:

Parcel 3 as shown on that certain parcel map for Robert and Yoshiko Oswald recorded January 19, 1993 in Book 193, Page 2246, Official Records of Douglas County, State of Nevada, as Document No. 297501.

APN: 1220-24-201-029

Address: 1882 Colt Ln., Gardnerville, Nv. 89410

TOGETHER with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

THIS DEED IS REVOCABLE. THIS DEED DOES NOT TRANSFER ANY OWNERSHIP UNTIL THE DEATH OF THE GRANTOR(S). THIS DEED REVOKES ALL PRIOR DEEDS BY THE GRANTOR(S) WHICH CONVEY THE SAME REAL PROPERTY PURSUANT TO NRS 111.655 TO 111.699, INCLUSIVE, REGARDLESS OF WHETHER THE PRIOR DEEDS FAILED TO CONVEY THE ENTIRE INTEREST OF

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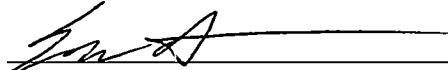
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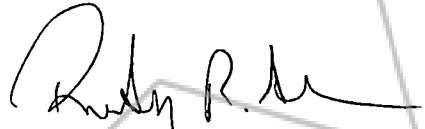
THE GRANTOR(S) IN THE SAME REAL PROPERTY.

IN WITNESS WHEREOF, the said GRANTORS have executed this conveyance the day and year first above written.

GRANTORS:



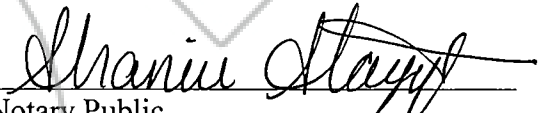
ERIC A. ALTON



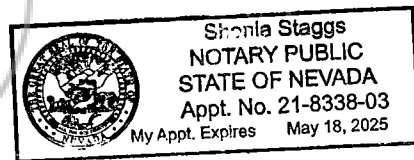
BRITNEY R. ALTON

STATE OF NEVADA)
) ss.
CARSON CITY)

On this 28th day of March, 2023, personally appeared before me, a Notary Public, ERIC A. ALTON and BRITNEY R. ALTON, personally known (or proved) to be the person(s) whose names are subscribed to the foregoing DEED UPON DEATH, who acknowledged to me that they executed the foregoing instrument for the purposes mentioned therein.



Notary Public



**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 1220-24-201-029
 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
 Other

FOR RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3.a. Total Value/Sales Price of Property \$ _____
 b. Deed in Lieu of Foreclosure Only (value of property (N/A))
 c. Transfer Tax Value: \$ _____
 d. Real Property Transfer Tax Due \$ _____

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption per NRS 375.090, Section 10
 b. Explain Reason for Exemption: A tranfer upon death only.

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: *Adrie Staub* Capacity: attorney
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Eric A Alton
 Address: 1882 Colt Lane
 City: Gardnerville
 State: Nevada Zip: 89410

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Nickie L Alton
 Address: 1882 Colt Lane
 City: Gardnerville
 State: Nevada Zip: 89410

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)
 Print Name: Richard S Staub, Esq. Escrow # _____
 Address: P.O. Box 392
 City: Carson City State: Nevada Zip: 89702

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED