DOUGLAS COUNTY, NV Rec:\$40.00

2023-995953

04/26/2023 12:27 PM

Total:\$40.00 CHERYL D. KELLEY

SHAWNYNE GARREN, RECORDER

APN: 1220-21-710-074

RECORDING REQUESTED BY:

Cheryl Denise Kelley

AFTER RECORDATION, RETURN BY MAIL TO:

Cheryl Denise Kelley and Harry A. Collins, TTEE 661 Bluerock Rd. Gardnerville, NV 89460

SPACE ABOVE THIS LINE FOR RECORDER'S USE

OUIT CLAIM DEED

THIS QUITCLAIM DEED, executed this 26th day of April, 2023, by first party, Grantor, Cheryl Denise Kelley, a married woman as her sole and separate property, whose post office address is 661 Bluerock Road, Gardnerville, NV 89460, an undivided 50% interest to second party, Grantees, Harry A. Collins and Cheryl D. Kelley, Trustees of The Collins-Kelley Living Trust, Dated April 26, 2023, whose post office address is 661 Bluerock Road, Gardnerville, NV 89460.

WITNESSETH, that the said first party, for good consideration and for the sum of Ten Dollars (\$10.00) paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said second party forever, all the right, title, interest and claim which the said first party has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Douglas, State of Nevada to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Subject to Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any. TOGETHER with all and singular the tenements, hereditaments and appurtenances now of record, if any.

IN WITNESS WHEREOF, the said first party has signed and sealed these presents the day and year first above

STATE OF NEVADA

Hener

COUNTY OF DOUGLAS

This instrument was acknowledged before me on the day of npri, 2023, Cheryl Denise Kelley.

Notary Public

ELIZABETH DEL REAL Notary Public - State of Nevada Appointment Recorded in Carson City No: 22-3386-03 - Expires October 15, 2026

EXHIBIT "A"

LOT 559, AS SHOWN ON THE MAP OF GARDNERVILLE RANCHOS UNIT NO. 7, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON MARCH 27, 1974, AS DOCUMENT NO. 72456

Per NRS 111.312, this legal description was previously recorded at Document No. 0746147 in Book 0609, Page 8831, on 6/26/2009.

APN: 1220-21-710-074



STATE OF NEVADA	
DECLARATION OF VALUE	
 Assessor Parcel Number(s) a) 1220-21-710-074 	/\
b) c)	\ \
d)	\ \
<u> </u>	\ \
2. Type of Property:	\ \
a) Vacant Land b) Single Fam.	Res
c) Condo/Twnhse d) 2-4 Plex	FOR RECORDERS OPTIONAL USE ONLY
	DATE OF RECORDING: 412623
g) Agricultural h) Mobile Hom	e NOTES: Juist or
i)	
 Total Value/Sales Price of Property: Deed in Lieu of Foreclosure Only (value of property) 	5
Transfer Tax Value:	\$
Real Property Transfer Tax Due:	\$
4. If Exemption Claimed:	
a. Transfer Tax Exemption per NRS 375.09	0, Section # 7
b. Explain Reason for Exemption: Transfe	r to Trust without consideration
5. Partial Interest: Percentage being transferred	50.00%
5. Faithar interest. I electriage being transferred.	. <u>50.50</u> · 0
The undersigned declares and acknowledges, und	er penalty of perjury, pursuant to NRS 375.060 and NRS
375 110 that the information provided is correct t	to the best of their information and belief, and can be
	stantiate the information provided herein. Furthermore, the
parties agree that disallowance of any claimed exc	emption, or other determination of additional tax due, may
result in a penalty of 10% of the tax due plus inter	rest 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 Ully WK	Capacity Grantor
Signature U	Capacity
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(REQUIRED)	(REQUIRED)
Print Name: Cheryl Denise Kelley	Print Name: Cgeryl D. Kelley & Harry A. Collins Trustees
Address: 661 Bluerock Rd.	Print Name: Cgeryl D. Kelley & Harry A. Collins Trustees Address: 661 Bluerock Rd
City: Gardnervelli	City: Gardnerville
State: NV Zip:89460	State: NV Zip:89460
COMPANY/PERSON REQUESTING RECORDING	
(required if not the seller or buyer)	Ecorow #
Print Name:Address:	Escrow #
City: State:	Zip:
	M MAY BE RECORDED/MICROFILMED)
•	