

RECORDING REQUESTED BY:

RONALD OLIVER VASQUEZ and  
DIANE RENEE VASQUEZ  
630 Riviera Drive  
~~Minden, NV 89423~~ Hollister, CA 95023



SHAWNYNE GARREN, RECORDER

E07

WHEN RECORDED, MAIL TO  
AND MAIL TAX STATEMENTS TO:

RONALD OLIVER VASQUEZ and  
DIANE RENEE VASQUEZ, TR  
630 Riviera Drive  
Hollister, CA 95023

APN: 1320-30-116-001

SPACE ABOVE THIS LINE RESERVED FOR RECORDER'S USE

The person executing this document hereby affirms  
that this document submitted for recording does  
not contain the social security number of any  
person or persons pursuant to NRS 239B.030.

### QUITCLAIM DEED TO A REVOCABLE TRUST

DIANE RENEE VASQUEZ, a married woman as her sole and separate property, the GRANTOR,  
HEREBY CONVEYS AND QUITCLAIMS TO:

RONALD OLIVER VASQUEZ and DIANE RENEE VASQUEZ, co-trustees of THE VASQUEZ FAMILY  
TRUST, dated 12/21/23 (date trust was signed), the GRANTEEES,

ALL OF THEIR INTEREST IN THAT PROPERTY situated in the County of DOUGLAS, State of Nevada,  
more commonly known as 1758 Westwood Drive, Minden, NV 89423; which property is bounded and described  
as set forth in "Exhibit A" (attached hereto and incorporated herein by reference) subject to the Restrictions,  
Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

Pursuant to NRS 111.312 this legal description was previously recorded on February 9, 2022, as Document No.  
2022-980988.

The then-acting Trustee has the power and authority to encumber or otherwise to manage and dispose of the  
hereinabove described real property; including, but not limited to, the power to convey.

Executed on 12/21/23 in San Benito County, California.

  
DIANE RENEE VASQUEZ

Notary Acknowledgement for Quitclaim Deed to a Revocable Trust,  
dated Dec 21, 2003.

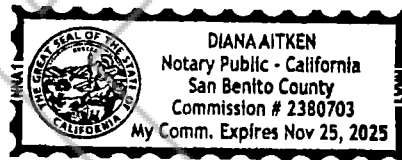
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA  
COUNTY OF SAN BENITO

On Dec 21, 2003, before me, Diana Aitken, a Notary Public, personally appeared DIANE RENEE VASQUEZ, who proved to me on the basis of satisfactory evidence to be the person(s) whose name 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.



Diana Aitken  
Notary Public Signature

Notary Public Seal

**EXHIBIT A**  
(Property Description)

**Lot 5, Block F, as shown on the Official Map of Westwood Village Unit No. 1, filed in the office of the County Recorder of Douglas County, State of Nevada on October 5, 1979, in Book 1079, Page 440, Document No. 37417, Official Records, and amended by Certificate of Amendment recorded July 14, 1980, in Book 780, Page 783, Document No. 46166, and recorded January 31, 1991, in Book 191, Page 3820, Document No. 24938, Official Records.**

More commonly known as 1758 Westwood Drive, Minden, NV 89423.

TAX PARCEL NUMBER: 1320-30-116-001

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a. 1320-30-116-001
- b. \_\_\_\_\_
- c. \_\_\_\_\_
- d. \_\_\_\_\_

2. Type of Property:

- |                 |   |
|-----------------|---|
| a. Vacant Land  | b. <input checked="" type="checkbox"/> 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: <u>1/10/24</u>	
Notes: <u>I must do a 188</u>	

- 3.a. Total Value/Sales Price of Property \$ \_\_\_\_\_
- b. Deed in Lieu of Foreclosure Only (value of property( \_\_\_\_\_ )
- c. Transfer Tax Value: \$ \_\_\_\_\_
- d. Real Property Transfer Tax Due \$ -0-

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption per NRS 375.090, Section 7
- b. Explain Reason for Exemption: The transfer is without consideration.

5. Partial Interest: Percentage being transferred: 50 %

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: Diane Renee Vasquez Capacity: Individual

Signature: \_\_\_\_\_ Capacity: \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**

Print Name: Diane Renee Vasquez

Address: 630 Riviera Drive

City: Hollister

State: CA Zip: 95023

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**

Print Name: Vasquez Family Trust

Address: 630 Riviera Drive

City: Hollister

State: CA Zip: 95023

**COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)**

Print Name: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_

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

State: \_\_\_\_\_ Zip: \_\_\_\_\_