

APN # 1420-08-611-030
**RECORDING REQUESTED
AND RETURN TO:**

Jan K. Erhart
3557 Long Drive
Minden, NV 89423

MAIL TAX STATEMENT TO:

Jan K. Erhart
3557 Long Drive
Minden, NV 89423



00177451202410045330020023

SHAWNYNE GARREN, RECORDER

E07

QUITCLAIM DEED

Jan K. Erhart, an unmarried woman, hereby quitclaims to **Jan K. Erhart**, trustee or successor trustee of the **JAN ERHART TRUST DATED NOVEMBER 30, 2023**, the following described real estate in Douglas County, State of Nevada:

Lot 735, as set forth on Final Map Number LDA #99-054-7 Sunridge Heights III, Phase 7, a Planned Unit Development filed in the Office of the County Recorder of Douglas County, State of Nevada on June 6, 2005 in Book 0605, Page 1632, Document No. 646054.

Together with all tenements, hereditaments and appurtenances, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof. This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties or by said County Assessor in which the property resides. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

Dated: November 30th, 2023

THE UNDERSIGNED HEREBY AFFIRMS THAT THIS DOCUMENT SUBMITTED FOR RECORDING DOES NOT CONTAIN A SOCIAL SECURITY NUMBER.

JAN K. ERHART

STATE OF NEVADA)

) SS:

COUNTY OF WASHOE)

ACKNOWLEDGMENT

Personally came before me this 30th day of November, 2023 the above named **Jan K. Erhart**, to me known to be the person who executed the foregoing instrument and acknowledge the same.



ANABEL M. BURCHFIELD
Notary Public - State of Nevada
Appointment Recorded in Washoe County
No: 23-8230-02 - Expires Nov. 14, 2026

Anabel M. Burchfield, Notary Public
Washoe County, Nevada
My Commission Expires 11/14/2026

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

a) 1420-08-611-030

2. Type of Property:

- | | | | |
|-----------------------------|--------------|--|------------------|
| a) <input type="checkbox"/> | Vacant Land | b) <input checked="" type="checkbox"/> | Single Fam. Res. |
| c) <input type="checkbox"/> | Condo/Twnhse | d) <input type="checkbox"/> | 2-4 Plex |
| e) <input type="checkbox"/> | Apt. Bldg. | f) <input type="checkbox"/> | Comm'l/Ind'l |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/> | Mobile Home |
| j) <input type="checkbox"/> | other | | |

3. Total Value/Sales Price of Property:

Deed in Lieu of foreclosure Only (value of property) \$0
 Transfer Tax Value: \$0
 Real Property Transfer Tax Due: \$0

FOR RECORDERS OPTIONAL USE ONLY	
DOCUMENT/INSTRUMENT #:	_____
BOOK _____	PAGE _____
DATE OF RECORDING _____	
NOTES: <i>Jan Erhart Trust - J</i>	

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: 7
 b. Explain Reason for Exemption: Transfer to a revocable living trust without consideration. Jan K. Erhart is the creator and trustor of the Jan Erhart Trust Dated 11/30/23

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 disallowance of any claimed exemption, or other determination of additional taxes 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: _____

Capacity: Trustee

SELLER (GRANTOR) INFORMATION

(REQUIRED)
 Print Name: Jan K. Erhart
 Address: 3557 Long Drive
 City: Minden
 State: NV Zip: 89423

BUYER (GRANTEE) INFORMATION

(REQUIRED)
 Print Name: Jan K. Erhart
 Address: 3557 Long Drive
 City: Minden
 State: NV Zip: 89423

Trustee of the
Jan Erhart Trust
 DTD 11/30/23

COMPANY /PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)
 Print Name: Lifeline Estate Services, Inc
 Address: 3708 Lakeside Dr. Suite 202
 City: Reno State: NV Zip: 89509
 Escrow # _____

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)