

1318-23-310-030



SHAWNYNE GARREN, RECORDER

**RECORDING REQUESTED BY  
AND WHEN RECORDED MAIL TO:**

ALLING & JILLSON, LTD.  
Post Office Box 3390  
Lake Tahoe, NV 89449-3390

**MAIL TAX STATEMENTS TO:**

Mauro and Janet Accomazzo  
9 Craftsman Lane  
Nashua, NH 03062

Pursuant to NRS 239B.030, I, the undersigned, affirm that this document submitted for recording does not contain the social security number of any person or persons.

**QUIT CLAIM DEED**

FOR CONSIDERATION RECEIVED, Ronald C. Schmiedeke and Rena A. Schmiedeke, as Trustees of the R. and R. Schmiedeke Living Trust ("Grantors"), do hereby QUIT CLAIM, TRANSFER and CONVEY fifty percent (50%) interest in all right, title, and interest to Mauro Accomazzo and Janet Accomazzo, as Trustees of the Accomazzo Investment Trust ("Grantees"), a portion of all that certain real property situate in the County of Douglas, State of Nevada, more particularly described as follows:

LOT 36, IN BLOCK B, AS SHOWN ON THE OFFICIAL AMENDED MAP OF LAKE VILLAGE UNIT NO. 1, RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, IN BOOK 1 OF MAPS, ON JUNE 29, 1970, AS DOCUMENT NO. 48573, AND THE SECOND AMENDED MAP TO THE "AMENDED MAP OF LAKE VILLAGE UNIT NO. 1", RECORDED ON DECEMBER 28, 1971, IN BOOK 95, PAGE 76, AS FILE NO. 56077.

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

TO HAVE AND TO HOLD said premises, with the appurtenances, unto said Grantee and Grantee's heirs and assigns forever.

*(Signatures Appear of Following Page)*

DATED this 13 day of February, 2024.

R. AND R. SCHMIEDEKE LIVING TRUST

By: Ronald C. Schmiedeke  
RONALD C. SCHMIEDEKE  
Co-Trustee, R. and R. Schmiedeke Living  
Trust

By: Rena A. Schmiedeke  
RENA A. SCHMIEDEKE  
Co-Trustee, R. and R. Schmiedeke Living  
Trust

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.

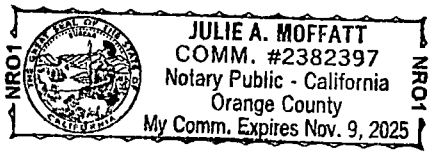
STATE OF CALIFORNIA     )  
  ) ss. San Clemente  
COUNTY OF ORANGE     )

On February 13, 2024 before me, Julie A. Moffatt, a Notary Public, personally appeared Ronald C. Schmiedeke and Rena A. Schmiedeke, 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.

Julie A. Moffatt  
NOTARY PUBLIC



STATE OF NEVADA  
DECLARATION OF VALUE

1. **Assessor Parcel Number(s):**  
 (a) 1318-23-310-030  
 (b) \_\_\_\_\_  
 (c) \_\_\_\_\_  
 (d) \_\_\_\_\_

FOR RECORDERS OPTIONAL USE ONLY	
Document/Instrument #:	_____
Book:	_____ Page: _____
Date of Recording:	_____
Notes:	_____
_____	

2. **Type of Property:**  
 (a)  Vacant Land (b)  SFR  
 (c)  Condo/Townhouse (d)  2-4 Plex  
 (e)  Apartment Building (f)  Commercial/Ind.  
 (g)  Agricultural (h)  Mobile Home  
 (i)  Other: \_\_\_\_\_

3. **Total Value/Sale Price of Property:** \$ 350,000.00  
 Deed in Lieu of Foreclosure Only (value of property): \$ \_\_\_\_\_  
 Transfer Tax Value: \$ 350,000.00  
 Real Property Transfer Tax Due: \$ 1,365.00

4. **If Exemption Claimed:**  
 a. Transfer Tax Exemption.  
 b. Explain Reason for Exemption:

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 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: *Ronald C. Schmiedeke* Seller Ronald C. Schmiedeke & Rena A. Schmiedeke

Signature: \_\_\_\_\_ Buyer Mauro Accomazzo & Janet Accomazzo.

**SELLER (GRANTOR) INFORMATION**  
(Required)

**Name** Ronald C. Schmiedeke and Rena A. Schmiedeke, as Trustees of the R. and R. Schmiedeke Living Trust  
**Address** 11 Segovia  
**City/State/Zip** San Clemente, CA 92672

**BUYER (GRANTEE) INFORMATION**  
(Required)

**Name** Mauro Accomazzo and Janet Accomazzo, as Trustees of the Accomazzo Investment Trust  
**Address** 9 Craftsman Lane  
**City/State/Zip** Nashua, NH 03062

**COMPANY/PERSON REQUESTING RECORDING**  
(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: ALLING & JILLSON, LTD.  
 Address: Post Office Box 3390  
 Lake Tahoe, NV 89449

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