



SHAWNYNE GARREN, RECORDER E10

APN: 1320-26-002-022

RECORDING REQUESTED BY:

Jeffrey P. Pisciotta
P.O. Box 336
Gardnerville, NV 89410

AFTER RECORDATION, RETURN BY MAIL TO:

Jeffrey P. Pisciotta
P.O. Box 336
Gardnerville, NV 89410

SPACE ABOVE THIS LINE FOR RECORDER'S USE

DEED UPON DEATH

THIS INDENTURE WITNESSETH: That, JEFFREY P. PISCIOTTA, a married man as his sole and separate property, does hereby convey to his spouse, CHRISTINE L. PISCIOTTA, a married woman as her sole and separate property, effective upon my death Grantor's interest in the following described real property in the County of Douglas, State of Nevada:

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

TOGETHER WITH all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining.

THIS DEED IS REVOCABLE. THIS DEED DOES NOT TRANSFER ANY OWNERSHIP UNTIL THE DEATH OF THE GRANTOR. THIS DEED REVOKES ALL PRIOR DEEDS BY THE GRANTOR WHICH CONVEY THE SAME REAL PROPERTY PURSUANT TO SUBSECTION 1 OF NRS 111.109 REGARDLESS OF WHETHER THE PRIOR DEEDS FAILED TO CONVEY THE GRANTOR'S ENTIRE INTEREST IN THE SAME REAL PROPERTY.

Jeffrey P. Pisciotta

STATE OF NEVADA)
) ss.
COUNTY OF DOUGLAS)

This instrument was acknowledged before me on the 29th day of February, 2024, by Jeffrey P. Pisciotta.

Notary Public

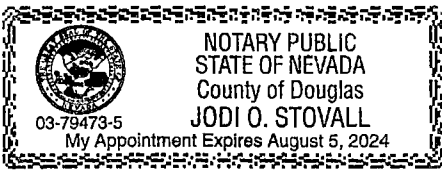


EXHIBIT "A"

All that certain real property situated in the County of Douglas, State of Nevada, described as follows:

A parcel of land located within a portion of the South one-half of Section 26, Township 13 North, Range 20 East, M.D.B.&M., Douglas County, Nevada as follows:

Parcel No. 4 as shown on Parcel Map for C.J.W. Incorporated filed for record on May 2, 1985 in Book 585, Page 220, document No. 116815 of Official Records of Douglas County, State of Nevada.

Together with the following described property:

A portion of the Southwest one-quarter of the Southeast one-quarter of Section 26, Township 13 North, Range 20 East, M.D.B.&M., Douglas County, Nevada being more particularly described as follows:

BEGINNING at the Southeast corner of said Parcel No. 4 which bears North 89°02'16" West, 2,664.13 feet from the Southeast corner of said Section 26; thence North 00°54'38" East along the East line of said Parcel No. 4, 211.70 feet; thence South 89°02'16" East, 81.10 feet to a point on the proposed realignment centerline of EAST VALLEY ROAD thence South 12°34'02" East along said proposed centerline, 217.74 feet; thence North 89°02'10" West, 131.85 feet to the POINT OF BEGINNING.

Excepting therefrom any and all mineral rights as shown in Document to Stock Petroleum, recorded March 13, 1980, in Book 380, Page 1315, Document No. 42677.

Note: Legal description previously contained in Document No. 742720. Recorded May 8, 2009 in Book 509, Page 1635, Official Records of Douglas County, State of Nevada.

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STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1320-26-002-022
 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
 i) Other _____

FOR RECORDERS OPTIONAL USE ONLY	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

3. Total Value/Sales Price of Property: \$ _____
 Deed in Lieu of Foreclosure Only (value of property) (_____
 Transfer Tax Value: \$ _____
 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 conveyance of real property by deed which becomes effective upon the death of the grantor pursuant to NRS 111.655 to 111.699, inclusive

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 Jeffrey P. Pisciotta Capacity _____ Grantor

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Jeffrey P. Pisciotta
 Address: PO Box 336
 City: Gardnerville
 State: NV Zip: 89410

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Jeffrey P. Pisciotta
 Address: PO Box 336
 City: Gardnerville
 State: NV Zip: 89410

COMPANY/PERSON REQUESTING RECORDING
(required if not the seller or buyer)

Print Name: _____ Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____

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