

APN 1220-15-310-063

DOUGLAS COUNTY, NV	2024-1005339
RPTT:\$0.00 Rec:\$40.00	03/07/2024 08:46 AM
\$40.00 Pgs=2	
KAEMPFER CROWELL, LTD	
SHAWNYNE GARREN, RECORDER	E07

GRANTEE:
 BONNIE SPRADLEY, Trustee
 BONNIE SPRADLEY FAMILY TRUST
 P.O. Box 6233
 Gardnerville, NV 89460

RECORDING REQUESTED BY AND WHEN RECORDED MAIL TO:
 Steven E. Tackes, Esq.
 Kaempfer Crowell
 510 West Fourth Street
 Carson City, NV 89703

MAIL TAX STATEMENTS TO:
 BONNIE SPRADLEY, Trustee
 BONNIE SPRADLEY FAMILY TRUST
 P.O. Box 6233
 Gardnerville NV 89460

I affirm that this document submitted for recording does not contain the social security number of any person or persons. (Per NRS 239B.030).



 BONNIE R. SPRADLEY

QUITCLAIM DEED

THIS INDENTURE made this 5th day of March, 2024, between BONNIE R. SPRADLEY, aka Bonnie Spradley, an unmarried Woman, as Grantor and Party of the First Part; and BONNIE SPRADLEY, Trustee, or her successor, under the BONNIE SPRADLEY FAMILY TRUST dated March 5, 2024, and any amendments thereto, as Grantee and Party of the Second Part.

WITNESSETH:

That the said Party of the First Part, for no consideration, does by these presents QUITCLAIM unto the said Party of the Second Part, as aforesaid, all of her interest in the following described certain real property and improvements situated in Douglas County, State of Nevada, and more particularly described as follows:

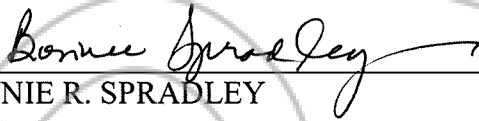
LOT 38, BLOCK O, AS SHOWN ON THE MAP OF GARDNERVILLE RANCHOS UNIT NO. 4, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON APRIL 10, 1967, AS DOCUMENT NO. 35914.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Commonly known as 876 Dresslerville Rd., Gardnerville, Nevada 89460. APN 1220-15-310-063.

Legal Description from deed recorded 09/12/2022 as Doc. No. 2022-989338.

IN WITNESS WHEREOF, the Party of the First Part has caused this conveyance to be executed the day and year hereinabove first written.




BONNIE R. SPRADLEY
Grantor

ACKNOWLEDGMENT

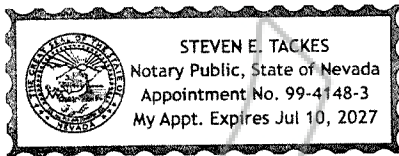
STATE OF NEVADA }
CARSON CITY } ss.

On this 5th day of March, 2024, before me, the undersigned, a Notary Public, personally appeared BONNIE R. SPRADLEY, aka Bonnie Spradley, known to me to be the person described herein, who executed the foregoing QUITCLAIM DEED as Grantor, and who acknowledged to me that she executed the same, freely and voluntarily, and for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal the day and year hereinabove written.



NOTARY PUBLIC (SEAL)



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 1220-15-310-063
- 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
- Other _____

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: <u>Verified Trust - js</u>	

3. Total Value/Sales Price of Property

\$ 0.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$ _____
 Real Property Transfer Tax Due \$ 0.00

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 7
- b. Explain Reason for Exemption: transfer without consideration to or from a trust

5. Partial Interest: Percentage being transferred: 100 %

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 Bonnie Spradley Capacity Grantor
 Signature _____ Capacity _____

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

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

Print Name: Bonnie R. Spradley Print Name: Bonnie Spradley, Trustee,
Bonnie Spradley Family Trust
 Address: P.O. Box 6233 Address: P.O. Box 6233
 City: Gardnerville City: Gardnerville
 State: NV Zip: 89460 State: NV Zip: 89460

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

Print Name: Kaempfer Crowell Law Firm Escrow #: _____
 Address: 510 West Fourth St.
 City: Carson City State: NV Zip: 89703