

THE UNDERSIGNED HEREBY AFFIRMS THAT THIS DOCUMENT DOES NOT CONTAIN A SOCIAL SECURITY NUMBER PER NRS 239B.030.

Recording Requested by:  
Grantor, **FREDDIE LEE SHELBY, JR.**



SHAWNYNE GARREN, RECORDER E07

When Recorded Mail Document to  
411 W. Third Street, Suite 1  
Carson City, NV 89703

Mail tax statements to: *(Deeds Only)*  
FREDDIE SHELBY, JR. TRUST  
957 Arrowhead Drive  
Gardnerville, NV 89460

**APN: 1220-16-510-027**

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

**QUIT CLAIM DEED**

FREDDIE LEE SHELBY, JR., an unmarried man, without consideration, does hereby remise, release and forever quitclaim all right, title and interest to the FREDDIE SHELBY, JR. TRUST, dated June 11, 2024, FREDDIE LEE SHELBY, JR., as Trustee, the following described real property situated in Douglas County, State of Nevada, bounded and described as:

Lot 422 as shown on the map re-subdivision of Lot 91A & B, 92-A & B, 93 through 96 and 221 through 232, GARDNERVILLE RANCHOS UNIT NO. 2, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on July 10, 1967, in Book 51, Page 222, Document No. 37049.

Commonly known as: 957 Arrowhead Drive, Gardnerville, NV 89460.

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

WITNESS my hand this 11<sup>th</sup> day of June 2024.

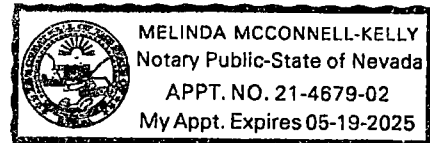
*Freddie Lee Shelby Jr*  
FREDDIE LEE SHELBY, JR.

STATE OF NEVADA )  
CARSON CITY )

On this 11<sup>th</sup> day of June 2024 before me, Melinda McConnell-Kelly, a Notary Public, personally appeared FREDDIE LEE SHELBY, JR. personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the persons, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

*Melinda McConnell-Kelly*  
Notary Public



STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessors Parcel Number(s)  
 a) 1220-16-510-027  
 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 \_\_\_\_\_

<b>FOR RECORDERS OPTIONAL USE ONLY</b>	
DOCUMENT/INSTRUMENT #:	_____
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: <u>Verified Trust of</u>	

3. Total Value/Sales Price of Property: \$ \_\_\_\_\_  
 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: A transfer of title to or from a trust without consideration if a Certificate of trust is presented at the time of transfer

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 Freddie Lee Shelby Jr Capacity grantor-trustee  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

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

Print Name: Freddie Lee Shelby, Jr. Print Name: Freddie Lee Shelby, Jr.-Trustee  
 Address: 957 Arrowhead Drive Address: 957 Arrowhead Drive  
 City: Gardnerville City: Gardnerville  
 State: NV Zip: 89460 State: NV Zip: 89460

**COMPANY/PERSON REQUESTING RECORDING**

(required if not the seller or buyer)

Print Name: A+ Documents Escrow # \_\_\_\_\_  
 Address: 411 W. Third Street, Suite 1  
 City: Carson City State: NV Zip: 89703

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