

APN: 1318-15-714-014

Recording requested by:

Stephanie B. Casteel, Esq.
Snell & Wilmer L.L.P.
50 W. Liberty St., Suite 510
Reno, Nevada 89501

Mail documents and tax statements to:

Jacqueline Dibon
c/o H el ene de Ponsay
580 Route d'Aix
Vallon des Figons
13510  guilles
France

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.

PERSONAL REPRESENTATIVE'S DEED OF DISTRIBUTION

FOR NO CONSIDERATION, THIS DEED is made between STEVE L. WALSH, Personal Administrator of the Estate of MARY ALICE DIBON, deceased ("Grantor"), and JACQUELINE DIBON, a married woman as her sole and separate property ("Grantee").

WHEREAS, the decedent died on the date of April 22, 2019, and the Grantor was duly appointed Personal Administrator of said estate on October 22, 2019, by the Ninth Judicial District Court in and for the County of Douglas and State of Nevada, Action No. 2019-PB-00075, and is now qualified and acting in said capacity.

NOW THEREFORE, pursuant to the powers conferred upon the Grantor, Grantor does hereby convey, assign, transfer and release unto Grantee, as the person entitled to distribution, all of the estate's interest, right, and title in the real property situated in the County of Douglas, State of Nevada, described as follows:

Lot 1-14, as shown on the map of CASTLE ROCK PARK UNIT NO. 1, filed in the office of the County Recorder of Douglas County, Nevada, on April 25, 1966 as Document No. 31836.

Subject to:

1. All general and special taxes for the current fiscal year.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.


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

Only one signature of co-Personal Representatives is required pursuant to NRS 143.010 because the other Personal Representative is absent from the State of Nevada.

Dated: 5/23, 2024.

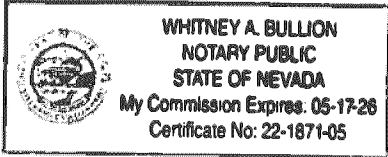
IN WITNESS WHEREOF, the Grantor has hereunder set his hands the day and year first above written.


ESTATE OF MARY ALICE DIBON


 STEVE L. WALSH, Personal Administrator
 of the Estate of MARY ALICE DIBON,
 deceased

STATE OF NEVADA)
) ss.
 COUNTY OF DOUGLAS)

This instrument was acknowledged before me on May 23rd, 2024, by STEVE L. WALSH, as Personal Administrator of the Estate of MARY ALICE DIBON.





Notary Public

COPY

STATE OF NEVADA
DECLARATION OF VALUE

- 1. Assessor Parcel Number(s)
 - a) 1318-15-714-014
 - 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: <u>Transfer from child to parent</u>	

- 3. Total Value/Sales Price of Property: \$ \$0.00
- Deed in Lieu of Foreclosure Only (value of property) _____
- Transfer Tax Value: \$ \$0.00
- Real Property Transfer Tax Due: \$ \$0.00

- 4. If Exemption Claimed:
 - a. Transfer Tax Exemption per NRS 375.090, Section # 5
 - b. Explain Reason for Exemption: A transfer of real property if the transferor is related to the person to whom it is conveyed within the first degree of lineal consanguinity or affinity.

5. Partial Interest: Percentage being transferred: 100.0 %

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 _____ Capacity Grantor

Signature *Stephanie Casteel* Capacity Attorney for Grantee

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

Print Name: Stephen Walsh, Personal Administrator
 Address: P.O. Box 1683
 City: Minden
 State: NV Zip: 89423

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

(mother of Mary Alice Dibon)
 Print Name: Jacqueline Dibon, c/o Hélène de Ponsay (sister of
Mary Alice
 Address: 580 Route d'Aix
 City: Vallon des Figons Dibon)
 State: Équilles, France Zip: 13510

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Snell & Wilmer L.L.P c/o Stephanie Casteel, Esq. Escrow # n/a
 Address: 50 West Liberty St, suite 510
 City: Reno State: Nevada Zip: 89501

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