

Official Record

Recording requested By
DAVID J. MESNARD

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$41.00

Page 1 of 3

RPTT:

Recorded By: AE

Book- 285 Page- 0572

RECORDING COVER PAGE

(Must be typed or printed clearly in BLACK ink only and avoid printing in the 1" margins of document)

APN# 313106



(11 digit Assessor's Parcel Number may be obtained at:
<http://redrock.co.clark.nv.us/assrealprop/owner.aspx>)

TITLE OF DOCUMENT
(DO NOT Abbreviate)

Quick Claim Deed (Corrected)

Grantor David J. Mesnard, Grantee Erin Michelle Larsen

LOT 16, BLK. A GOTTFREDSON Subdivision

Document Title on cover page must appear EXACTLY as the first page of the document to be recorded.

RECORDING REQUESTED BY:

David J. Mesnard and Lori Ann Mesnard

RETURN TO: Name Erin Michelle Larsen

Address 207 Valley Forge Ave

City/State/Zip Henderson, NV. 89015

MAIL TAX STATEMENT TO: (Applicable to documents transferring real property)

Name Erin Michelle Larsen

Address 207 Valley Forge Ave

City/State/Zip Henderson, NV. 89015



PREPARED BY:

David J. Mesnard
315 Glasgow St
Henderson, NV 89015

RECORDING REQUESTED BY

AND WHEN RECORDED MAIL TO:

Erin Michelle Larsen
207 Valley Forge Ave
Henderson, NV 89015

MAIL TAX STATEMENTS TO:

Erin Michelle Larsen
207 Valley Forge Ave
Henderson, NV 89015

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

THIS QUITCLAIM DEED, made and entered into on the 31 day of January, 2014, between David J. and Lori Ann Mesnard, whose address is 315 Glasgow St, Henderson, Nevada 89015 ("Grantor"), and Erin Michelle and Samuel N. Larsen whose address is 207 Valley Forge Ave, Henderson, Nevada 89015 ("Grantee").

For and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantor hereby Remises, Releases, AND FOREVER Quitclaims to Grantee, the property located in Caliente, County of Lincoln, Nevada, described as:

BLK A GOTT Lot 16

SUBJECT TO all, if any, valid easements, rights of way, covenants, conditions, reservations and restrictions of record.

EXPRESSLY RESERVING unto the Grantor and the Grantor assigns a life estate in the above described property. The Grantor shall have full ownership, possession and use of the property during the term of the Grantor's natural life, and upon the expiration of the Grantor's natural life, the Grantor's interest in the above described property shall revert to the Grantee.

Grantor grants all of the Grantor's rights, title and interest in and to all of the above described property and premises to the Grantee, and to the Grantee's heirs and assigns forever in fee simple, so that neither Grantor nor Grantor's heirs legal representatives or assigns shall have, claim, or demand any right or title to the property, premises, or appurtenances, or any part thereof.

Tax/Parcel ID Number: 313126



IN WITNESS WHEREOF the Grantor has executed this deed on the 6 day of February, 2014.

2/6/14
Date

[Signature]
David J. Mesnard Grantor

2/6/14
Date

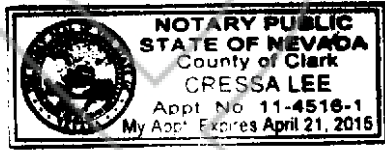
[Signature]
Lori Ann Mesnard Grantor

State of Nevada
County of Clark

This instrument was acknowledged before me on the 6 day of February, 2014 by David J + Lori Ann Mesnard

[Signature]
Notary Public Signature

Notary public
Title or Rank



Appt No 11-4516-1

IN WITNESS WHEREOF the Grantee has executed this deed on the 6 day of February, 2014.

2/6/14
Date

[Signature]
Erin Michelle Larsen, Grantee

2/6/14
Date

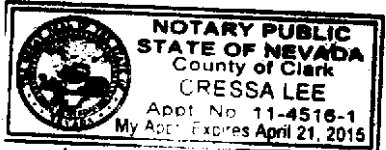
[Signature]
Samuel N. Larsen, Grantee

State of Nevada
County of Clark

This instrument was acknowledged before me on the 6 day of February, 2014 by Erin Michelle + Samuel N. Larsen.

[Signature]
Notary Public Signature

Notary Public
Title or Rank



Appt No 11-4516-1

STATE OF NEVADA
DECLARATION OF VALUE

Recording requested By
DAVID J. MESNARD

Lincoln County - NV
Leslie Boucher - Recorder

Page 1 of 1 Fee: \$41.00
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- 1. Assessor Parcel Number(s)
 - a. 313106
 - b. _____
 - c. _____
 - d. _____

- 2. Type of Property:

a. <input type="checkbox"/> Vacant Land	b. <input type="checkbox"/> Single Fam. Res.
c. <input type="checkbox"/> Condo/Twnhse	d. <input type="checkbox"/> 2-4 Plex
e. <input type="checkbox"/> Apt. Bldg	f. <input type="checkbox"/> Comm'l/Ind'l
g. <input type="checkbox"/> Agricultural	h. <input checked="" type="checkbox"/> Mobile Home
<input type="checkbox"/> Other	

FOR RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

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

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 3
- b. Explain Reason for Exemption: Recognize True Status Ref. Doc 144893

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 Lori Ann Mesnard Capacity: Grantor

Signature [Signature] Capacity: Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)
Print Name: David J Mesnard & Lori Ann Mesnard
Address: 315 Glasgow St
City: Henderson
State: NV Zip: 89015

BUYER (GRANTEE) INFORMATION
(REQUIRED)
Print Name: Erin M Larsen & Samuel N. Larsen
Address: 207 Valley Forge Ave
City: Henderson
State: NV Zip: 89015

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)
Print Name: _____ Escrow # _____
Address: _____
City: _____ State: _____ Zip: _____