



APN: 010-162-13

**Return Documents To:**Andrea Jensen  
11832 S. Silver Trace Circle  
Herrin UT, 84096

And

Marlene Souza  
7631 Canyon Rain Street  
Las Vegas, NV 89139**Mail Tax Statements To:**Andrea Jensen  
11832 S. Silver Trace Circle  
Herrin UT, 84096 *Herriman*

And

Marlene Souza  
7631 Canyon Rain Street  
Las Vegas, NV 89139**QUITCLAIM DEED**

FOR other valuable consideration, the receipt of which is acknowledged, KOREY KEMP, ADMINISTRATOR OF THE ESTATE OF GENE KEMP, herein referred to as Grantor, does by these present remise, release, and forever quitclaim unto ANDREA JENSEN AND MARLENE SOUZA, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP, herein referred to as Grantee, not subject to community property laws of the State of Nevada, as this transfer constitutes part of ANDREA JENSEN, a married woman as her sole and separate property, and MARLENE SOUZA, a married woman as her sole and separate property, as part of their inheritance from their father's estate, pursuant to Court Order issued in the Seventh Judicial District Court, in and for the County of White Pine, State of Nevada, a copy of which is attached hereto and incorporated by reference as Exhibit A, all of its interest, now and forever in the future, if any, in that certain real property located in the County of Lincoln, State of Nevada, described as follows:

The S 1/2 NE 1/4 NW 1/4 SW 1/4 of Section 35, R 55 E, T 3 S of the map on file with the Lincoln County Assessor's office file no. 60792 constituting 5.42 acres, more commonly known as Lot 12, Sunrise Acres, Tract 1, Rachel, NV, APN: 010-162-13.

SUBJECT to any and all exceptions, reservations, restrictions, restrictive covenants, assessments, easements, rights and rights-of-way of record.



TOGETHER WITH the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the described premises to the Grantee and to their heirs, executors, administrators and assigns forever.

IN WITNESS WHEREOF, the Grantor has signed this Deed this 8<sup>th</sup> day of December, 2016.

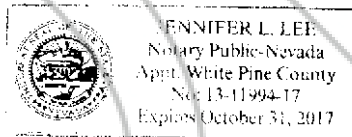
[Signature]  
KOREY KEMP, Administrator of the Estate of Gene Kemp  
Grantor

STATE OF NEVADA        )  
  ) ss  
COUNTY OF WHITE PINE )

On the 8<sup>th</sup> day of December, 2016, before Jennifer Lee personally appeared Korey Kemp 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 they executed the same in their authorized capacity, and that by their signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

[Signature]  
Notary Public





0150774

Book: 308  
Page: 249

12/29/2016  
Page: 3 of 7

# EXHIBIT A

COPY

1 CASE NO.: PR-1510042

2 DEPT NO.: 2

FILED  
2015 DEC -7 AM 11:06  
NICHOLE BALDWIN  
WHITE PINE COUNTY CLERK  
BY [Signature] DEPUTY

3  
4  
5  
6 **IN THE SEVENTH JUDICIAL DISTRICT COURT IN AND FOR THE COUNTY OF**  
7 **WHITE PINE, STATE OF NEVADA**

8  
9 In the Matter of the Estate of: )  
10 GENE KEMP )  
11 Deceased. )

12 **ORDER TO SET ASIDE ESTATE WITHOUT ADMINISTRATION**

13  
14 It appearing to the satisfaction of the Court that a Petition to Set Aside the Estate Without  
15 Administration of the above named Defendant has been filed, and that notice of the time and  
16 place of the hearing thereon has been duly given in the manner prescribed by law, and that no one  
17 has objected or presented any reason why said Petition should not be granted:

18 The Court finds that the gross value of the Nevada Estate of the Decedent, after deducting  
19 any encumbrances, does not exceed One Hundred Thousand Dollars, and that this is a proper  
20 case for the whole of the estate to be set aside, pursuant to NRS 146.070(1) or pursuant to the  
21 laws of intestate succession and NRS 134.

22 **IT IS HEREBY ORDERED, ADJUDICATED AND DECREED:**

23  
24 That the whole of the Nevada Estate of Gene Kemp, Deceased is hereby assigned and set  
25 aside as follows:

26 To Andrea Jensen 50% and Marlene Souza 50% the following properties as joint tenants:  
27  
28

1 APN 004-046-02 – White Pine County

2 APN 010-162-13 – Lincoln County

3 Timeshare – unknown location

4 To all four siblings: proceeds from the sale of remaining assets at fair market value with  
5 the proceeds being equally distributed between the four siblings; and

6 That this order shall be used as the document transferring the title to said property to:

7 To Andrea Jensen 50% and Marlene Souza 50% the following properties as joint tenants:

8 APN 004-046-02 – White Pine County


9 APN 010-162-13 – Lincoln County


10 Timeshare – unknown location

11 All remaining assets shall be placed in the name of Korey Kemp for the express purpose  
12 of maintaining, listing and selling all other assets for final division at the rate of 25% of the net  
13 proceeds to each of the four siblings and sole heirs.

14 That said Estate shall not be further administered upon.

15 DATED this 7<sup>th</sup> day of DECEMBER, 2015.

16  
17  
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19  
20   
DISTRICT COURT JUDGE

21  
22  
23  
24  
25 **CERTIFIED COPY**  
The document to which this certificate is  
attached is a full, true and correct copy of  
the original on file and of record in my office.  
DATE: Jan 27 2016  
Nichole Baldwin, Clerk of the Seventh Judicial  
District Court in and for the County of  
White Pine, State of Nevada.  
By: , Deputy

FILED

CASE NO.: PR-1510042

2015 DEC -7 PM 1:51

DEPT NO.: 2

NICHOLE SALOWEN  
WHITE PINE COUNTY CLERK  
BY: [Signature]  
DEPUTY

IN THE SEVENTH JUDICIAL DISTRICT COURT IN AND FOR THE COUNTY OF  
WHITE PINE, STATE OF NEVADA

In the Matter of the Estate of:	)	
	)	
GENE KEMP	)	LETTERS TESTAMENTARY
	)	
Deceased.	)	

On the 7th day of December, 2015, the Court entered an order admitting the decedent's will to probate and appointing KOREY KEMP as executor of the decedent's estate.

The executor, after being duly qualified, may act and has the authority and duties of an executor.

In testimony of which, I have this date signed these letters and affixed the seal of the court.


CLERK OF THE COURT

By: [Signature]  
Deputy Clerk (date)


OATH

I, KOREY KEMP, whose mailing address is P.O. Box 460, Parowan, UT 84761, solemnly affirm that I will faithfully perform according to law the duties of executor, and that all matters

1 stated in any petition or paper filed with the court by me are true of my own knowledge or, if any  
2 matters are stated on information and belief, I believe them to be true.


3  
4  
5   
6 KOREY KEMP

7 SUBSCRIBED and sworn to before me this 7th day of December, 2015.

8  JENNIFER L. LEE  
9 Notary Public-Nevada  
Apt. White Pine County  
No: 13-11994-17  
Expires October 31, 2017

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11 NOTARY PUBLIC

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**CERTIFIED COPY**  
The document to which this certificate is attached is a full, true and correct copy of the original on file and of record in my office.  
DATE: Jan 27 2016  
Nichole Baldwin, Clerk of the Seventh Judicial District Court in and for the County of White Pine, State of Nevada.  
By:  Deputy

Recording requested By  
ANDREA JENSEN

Lincoln County - NV  
Leslie Boucher - Recorder

Page 1 of 2 Fee: \$20.00  
Recorded By: HB RPTT:  
Book- 308 Page- 0247

STATE OF NEVADA  
DECLARATION OF VALUE FORM

- Assessor Parcel Number(s)
  - 210-162-13
  - 
  - 
  -

- Type of Property:
 

a) <input checked="" 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 type="checkbox"/> Mobile Home
<input type="checkbox"/> Other	

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

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

- If Exemption Claimed:
  - Transfer Tax Exemption per NRS 375.090, Section 5
  - Explain Reason for Exemption: father to daughters

- 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 Andrea Jensen Capacity grantee  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION (REQUIRED)**  
 Print Name: Gene J. Kemp  
 Address: 3911 Valley View Dr #20  
 City: St. George  
 State: UT Zip: 84770

**BUYER (GRANTEE) INFORMATION (REQUIRED)**  
 Print Name: \_\_\_\_\_  
 Address: see attached  
 City: \_\_\_\_\_  
 State: \_\_\_\_\_ Zip: \_\_\_\_\_

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**  
 Print Name: \_\_\_\_\_ Escrow #: \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_





Grantees.

Andrea Jensen  
11832 S Silver Trace Cir  
Herriman UT 84096

Marlene Souza  
7631 Canyon Rain St.  
Las Vegas NV 89139

COPY