

APN: 013-030-49

APN \_\_\_\_\_

APN \_\_\_\_\_




OFFICIAL RECORD  
AMY ELMER, RECORDER

E06

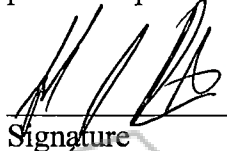
Quitclaim Deed

Title of Document

Affirmation Statement

 I, the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording **does not contain** the social security number, driver's license or identification card number, or any "Personal Information" (as defined by NRS 603A.040) of any person or persons. (Per NRS 239B.030)

\_\_\_\_\_ I, the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording **does contain** the social security number, driver's license or identification card number, or any "Personal Information" (as defined by NRS 603A.040) of a person or persons as required by law: \_\_\_\_\_

 \_\_\_\_\_  
Signature ATTORNEY Title

FRANKLIN J. KATSCHKE  
\_\_\_\_\_  
Print

8/23/19  
\_\_\_\_\_  
Date

Grantee(s) address and mail tax statements to:

Kristen Truman  
P.O. Box 27  
Caliente, NV 89008

APN: 013-030-49  
R.P.T.T.: \$ 0

**This Document Prepared By:**

FRANKLIN J. KATSCHKE  
*Attorney at Law*  
820 N. Spring St. Suite A  
P.O. Box 703  
Caliente, NV 89008  
(775) 726-3162

**After Recording, Return and  
Mail Tax Statements To:**

Kristen Truman  
P.O. Box 27  
Caliente, NV 89008

**QUITCLAIM DEED**

THIS INDENTURE WITNESSETH THAT,

LANE TRUMAN and KRISTEN TRUMAN,

FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby  
acknowledged, do hereby CONVEY AND QUITCLAIM to:

KRISTEN TRUMAN,

Whose mailing address is P.O. Box 27, Caliente, NV 89008;

All of their interest in the following described real estate situated in the County of Lincoln, State  
of Nevada:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART  
HEREOF.

MORE commonly known as: 5118 Blue Desert Trail, Caliente, NV 89008

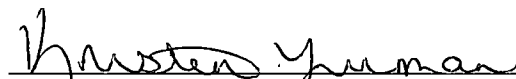
SUBJECT TO the Reservations, Restrictions, Conditions, Covenants, Rights, Rights of Way, and  
Easements that are now of record, if any.

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

Dated this 14 day of August 2019.

Dated this 14 day of August 2019.

  
\_\_\_\_\_  
LANE TRUMAN

  
\_\_\_\_\_  
KRISTEN TRUMAN

State of Nevada  
County of Lincoln

This instrument was acknowledged before me on this 14<sup>th</sup> day of August 2019, by LANE TRUMAN.



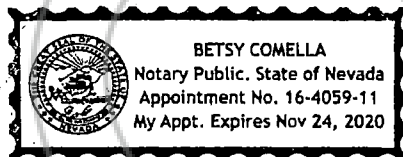
Betsy Comella  
(Signature of notarial officer)

The undersigned hereby affirm that this document submitted for recording does not contain a social security number.

Lane Truman  
LANE TRUMAN

State of Nevada  
County of Lincoln

This instrument was acknowledged before me on this 14<sup>th</sup> day of August 2019, by KRISTEN TRUMAN.



Betsy Comella  
(Signature of notarial officer)

The undersigned hereby affirm that this document submitted for recording does not contain a social security number.

Kristen Truman  
KRISTEN TRUMAN

## EXHIBIT "A"

### Legal Description

All that certain real property situated in the County of Lincoln, State of Nevada, described as follows:

A portion of the Northwest Quarter (NW1/4) of Section 2, Township 3 South, Range 67 East, M.D.B.&M., described as follows:

Parcel Two (2) as shown by map thereof recorded May 5, 2003 in Book "B" of Plats, Page 489 as File No. 120125 in the office of the County Recorder, Lincoln County, Nevada.

Formerly Described As: The Southeast Quarter of the Northwest Quarter of the Southwest Quarter of the Northwest Quarter (SE1/4 NW1/4 SW1/4 NW1/4) of Section 2, Township 3 South, Range 67 East, M.D.B.&M.

ASSESSOR'S PARCEL NUMBER: 013-030-49

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a. 013-030-49  
 b. \_\_\_\_\_  
 c. \_\_\_\_\_  
 d. \_\_\_\_\_

2. Type of Property:
- |                                          |                                                         |
|------------------------------------------|---------------------------------------------------------|
| a. <input type="checkbox"/> Vacant Land  | b. <input checked="" 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 RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: <u>Divorce Decree on File</u>	

- 3.a. Total Value/Sales Price of Property \$ 191,823  
 b. Deed in Lieu of Foreclosure Only (value of property (- \_\_\_\_\_))  
 c. Transfer Tax Value: \$ -  
 d. Real Property Transfer Tax Due \$ 0.00

4. **If Exemption Claimed:**  
 a. Transfer Tax Exemption per NRS 375.090, Section 6  
 b. Explain Reason for Exemption: A transfer of title between former spouses in compliance with a decree of divorce.

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 [Handwritten Signature] Capacity: Grantors

Signature [Handwritten Signature] Capacity: Grantee

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: Lane Truman and Kristen Truman  
 Address: P.O. Box 27  
 City: Caliente  
 State: NV Zip: 89008

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: Kristen Truman  
 Address: P.O. Box 27  
 City: Caliente  
 State: NV Zip: 89008

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

Print Name: <u>Franklin J. Katschke, Esq.</u>	Escrow # _____
Address: <u>820 N. Spring Street, Suite A</u>	
City: <u>Caliente</u>	State: <u>NV</u> Zip: <u>89008</u>