

LINCOLN COUNTY, NV

2024-166666

Rec:\$37.00

Total:\$37.00

03/07/2024 02:04 PM

KATSCHKE LAW, LLC

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OFFICIAL RECORD
AMY ELMER, RECORDER

E07

APN: 013-041-37

R.P.T.T.: \$0.00

Exempt: (NRS 375.090, Section 7)

This Document Prepared By:

FRANKLIN KATSCHKE

AttorneyKatschke Law, LLC

1136 Main Street

PO Box 785

Panaca, Nevada 89042

(775) 249-0007

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

Elaine S Shumway, as Trustee

348 Pahrnagat St

PO Box 175

Alamo, NV 89001

Send Subsequent Tax Bills To:

Elaine S Shumway, as Trustee

348 Pahrnagat St

PO Box 175

Alamo, NV 89001

Phone: (775) 962-1158

QUITCLAIM DEED

THIS INDENTURE WITNESSETH THAT,

ELAINE S SHUMWAY, an unmarried woman,

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

ELAINE S SHUMWAY, as Trustee of THE ELAINE S SHUMWAY LIVING TRUST, U/A dated
February 14, 2024, the GRANTEE,

Whose mailing address is 348 Pahrnagat St, PO Box 175, Alamo, NV 89001;

All of the following described real estate situated in the County of Lincoln, State of NV:

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

Per NRS 111.312 – The Legal Description appeared previously in a Grant Bargain Sale Deed recorded on February 2, 2025, as Document
No. 146776 in Lincoln County Records, Lincoln County, Nevada.

SUBJECT TO: the 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. The then-acting Trustee has the power and authority to encumber or otherwise to manage and dispose of the hereinabove described real property; including, but not limited to, the power to convey.

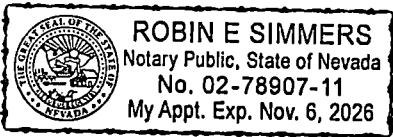
Feb 14, 2024

Elaine S. Shumway
ELAINE S SHUMWAY

State of Nevada
County of Lincoln County

This instrument was acknowledged before me on this February 14, 2024, by ELAINE S SHUMWAY.

(Notary stamp)



Robin E. Simmers
(Signature of notarial officer)

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

Elaine S. Shumway
ELAINE S SHUMWAY

EXHIBIT A

THAT PORTION OF THE SOUTHWEST QUARTER (SW 1/4) OF THE NORTHWEST QUARTER (NW 1/4) OF SECTION 3, TOWNSHIP 3 SOUTH, RANGE 67 EAST, M.D.B. & M., LINCOLN COUNTY, NEVADA DESCRIBED AS FOLLOWS:

PARCEL 12A, AS SHOWN UPON PARCEL MAP FOR ARTHUR AND JANET CAMERON RECORDED JUNE 6, 2006, IN PLAT BOOK "C", PAGE 118 AS FILE # 124718 WITH RECORD OF SURVEY RECORDED AUGUST 15, 2006 IN PLAT BOOK "C", PAGE 243 AS FILE # 127071 OF OFFICIAL RECORDS.

TAX PARCEL NUMBER: 013-041-37

COOPER

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s):

- a. 013-041-37
- b. _____
- c. _____
- d. _____

FOR RECORDER'S OPTIONAL USE ONLY
 Book: _____ Page: _____
 Date of Recording: _____
 Notes: *Trust on file*

2. Type of Property:

- a. Vacant Land
- b. Single Fam. Res.
- c. Condo/Townhouse
- d. 2-4 Plex
- e. Apt. Bldg
- f. Comm'l/Ind'l
- g. Agricultural
- h. Mobile Home
- Other: _____

3. a. Total Value /Sales Price of Property:

b. Deed in Lieu of Foreclosure Only (value of property)	\$	<u>NO SALE</u> <u>0.00</u>
c. Transfer Tax Value:	\$	<u>0.00</u>
d. Real Property Transfer Tax Due:	\$	<u>0.00</u>

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption per NRS 375.090, Section 7
- b. Explain Reason for Exemption: Transfer without consideration to a revocable, inter-vivos trust for the benefit of the grantor.

5 Partial Interest: Percentage being transferred: 100 %

The undersigned declare and acknowledge, 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: Elaine S. Shumway Capacity: Grantor

Signature: Elaine S. Shumway Capacity: Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Elaine S Shumway
 Address: 348 Pahrnagat St
 City: Alamo
 State NV Zip: 89001

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Elaine S Shumway, trustee of THE
 ELAINE S SHUMWAY LIVING TRUST
 Address: Same as Grantor
 City: Same as Grantor
 State: Same as Grantor Zip: Same as Grantor

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

FRANKLIN KATSCHKE
 AttorneyKatschke Law, LLC
 1136 Main Street
 PO Box 785
 Panaca, Nevada 89042