LINCOLN COUNTY, NV

\$37.00

RPTT:\$0.00 Rec:\$37.00

OFFICIAL RECORD

CASSADY LAW OFFICES

AMY ELMER, RECORDER

2024-167209 07/02/2024 09:40 AM

E07

Pgs=1 AK

APN: 001-250-30

Mail Tax Statements To: When Recorded Mail To:

Philip Joseph Fabian and Lana LaVonne Fabian, Trustees THE FABIAN FAMILY REVOCABLE LIVING TRUST DATED JUNE 28, 2024 P.O. Box 8 Pioche, Nevada 89043

QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, receipt of which is acknowledged,

Philip J. Fabian and Lana L. Fabian

do hereby RELEASE AND FOREVER QUITCLAIM to

Philip Joseph Fabian and Lana LaVonne Fabian, Trustees of The Fabian Family Revocable Living Trust Dated June 28, 2024

all the right, title and interest of the undersigned in and to real property located at 605 Cerina Court, Pioche, Nevada 89043, in the County of Lincoln, State of Nevada, and legally described as follows:

That Portion of the Northwest Quarter (NW 1/4) of the Northwest Quarter (NW 1/4) of the Northeast Quarter (NE 1/4) of Section 14, Township 1 North, Range 67 East, M.D.M., More Particularly Described as Follows:

Parcel 1 as Shown by Map Thereof on File in Plat Book C, Page 210, Instrument No. 126540, in the Office of the Lincoln County Recorder.

Philip J. Fabian

Lana L. Fabian

STATE OF NEVADA

)ss.

COUNTY OF CLARK

On the 28th day of June, 2024, personally appeared before me, a Notary Public in and for said County and State, **Philip J. Fabian and Lana L. Fabian**, personally known (or proved) to me to be the persons whose names are subscribed to the above instrument who acknowledged that they executed the instrument.

NOTARY PUBLIC

SARA L. FOLEY
Notary Public, State of Nevada
No. 05-96652-1
My Appt. Exp. April 27, 2005

STATE OF NEVADA		
DECLARATION OF VALUE FORM 1. Assessor Parcel Number(s)		
a) 001-250-30		\wedge
b)		()
c)		
d)	FOR RECOR	DER'S OPTIONAL USE ONLY
2. Type of Property:	Book:	Page:
a) □Vacant Land b) ⊠Single Fam. Res.	Date of Reco	rding:
c) \square Condo/Twnhse d) \square 2-4 Plex	Notes: Trus	st on file - AK
e) □ Apt. Bldg f) □ Comm'l/Ind'l Date of		
g) \square Agricultural h) \square Mobile Home Notes:	/	
□ Other	_	
3. Total Value/Sales Price of Property	\$	
Deed in Lieu of Foreclosure Only (value of prop	erty) (
Transfer Tax Value:	\$	
Real Property Transfer Tax Due	\$	
4. If Exemption Claimed:		
a. Transfer Tax Exemption per NRS 375.090, Section	n <u>7 </u>	/ /
b. Explain Reason for Exemption: <u>Transfer to</u>	or from a Trust	without consideration
5. Partial Interest: Percentage being transferred:	100 %	/ /
The undersigned declares and acknowledge	s, under penalt	v of perjury, pursuant to
NRS 375.060 and NRS 375.110, that the informati	on provided is	correct to the best of their
information and belief, and can be supported by do	cumentation if	called upon to substantiate the
information provided herein. Furthermore, the part	ies agree that d	isallowance of any claimed
exemption, or other determination of additional tax	due may resu	It in a penalty of 10% of the tax
due plus interest at 1% per month. Pursuant to NR	375 030 the	Ruver and Seller shall be
jointly and severally liable for any additional amou	nt owed	Buyer and Beller shall be
jointry and severally habite for any additional amou	int owcu.	
Signature	Cono	aity Attornov
Signature	Capa	city Attorney
Signature	\ \dag{\alpha_{\text{nunc}}}	4
Signature	Capaci	ıy
SELLER (GRANTOR) INFORMATION	BUY	ER (GRANTEE)
		PRMATION
(REQUIRED)	/ / /	(REQUIRED)
Print Philip J. Fabian and Lana L.	Print Name	The Fabian Family
Name: Fabian	/ Triney tunio.	Revocable Living Trust
Table!		
Address: P.O. Box 8	Address:	Dated June 28, 2024
		P.O. Box 8
City: Pioche	City:	Pioche
State: Nevada 89043	State:	Nevada 89043
\ / /		
COMPANY/PERSON REQUESTING RECOR	DING (require	ed if not seller or buver)
Print Name: <u>CASSADY LAW OFFICES</u>	Escrow#:	
Address: 2400 W. Horizon Ridge Pkwy		
City: Henderson	State: NV	V Zip: <u>8905</u> 2

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED