

DOC # 0225082

10/24/2013

01:08 PM

Official Record

Recording requested By
CLARISSE FITZGERALD

Eureka County - NV

Mike Rebaleati - Recorder

Fee: \$41.00

Page 1 of 3

RPTT:

Recorded By: FES

Book- 556 Page- 0257



APN: 07-340-22

WHEN RECORDED MAIL TO:

MAIL TAX STATEMENTS TO:

Robert C. Herrera
102 Collingwood Lane
Eureka, NV 89316

QUITCLAIM DEED

THIS INDENTURE made and entered into this 10 day of October, 2013, by and between CLARISSE E. HERRERA, ("Grantor") and ROBERT C. HERRERA, ("Grantee").

WITNESSETH

The Grantor, for good and valuable consideration does hereby release and forever quitclaim unto the Grantee as tenant, all right, title and interest in and to that certain property situate, lying and being in the County of Eureka, State of Nevada, as more particularly described as follows, to-wit:

SEE ATTACHED ADDENDUM "A"

ASSESSORS PARCEL NO.: 07-340-22

TOGETHER WITH all buildings and improvements located thereon.

EXCEPTING water rights appurtenant thereto under Permit #18909 issued by the Office of State Engineer of the State of Nevada.

Cavanaugh-Bill Law Offices
401 Railroad Street, Suite 307
Elko, NV 89801
(775) 753-4357

IN WITNESS WHEREOF, the said Grantor has hereunder set her hand the day and year first above written.

Clarisse E Herrera

CLARISSE E. HERRERA

ALSO KNOWN AS:

Clarisse Herrera

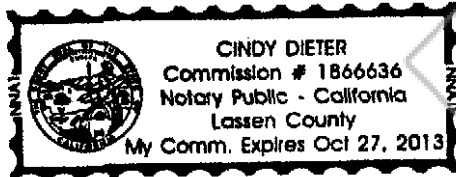
CLARISSE HERRERA

STATE OF California)

) ss.

COUNTY OF Lassen)

On October 10, 2013, personally appeared before me, a Notary Public, CLARISSE HERRERA, personally known (or proved) to me to be the person whose name is subscribed to the above instrument who acknowledged to me that she executed the above instrument.



Cindy Dieter
NOTARY PUBLIC

WHEN RECORDED MAIL TO
GRANTEE'S ADDRESS:

Robert C. Herrera
102 Collingwood Lane
Eureka, NV 89316



0225082

Book: 556
Page: 258

10/24/2013
Page: 2 of 3

ADDENDUM "A"

DESCRIPTION OF LAND
WITHIN LOT 20 (SE 1/4 SE 1/4) SECTION 30
TOWNSHIP 20 NORTH, RANGE 53 EAST
M.D.B. & M.
EUREKA COUNTY, NEVADA

A parcel of land located within Lot 20(SE1/4SE1/4) of Section 30, Township 20 North, Range 53 East, M.D.B.&M., Eureka County, Nevada containing 18.00 acres, more or less, and being further described as follows:

Commencing at the SE corner of Section 30, T20N.,R.53E., M.D.B.&M.

THENCE S. 89°37'48"W. along the south section line of said Section 30 for a distance of 33.00 feet to a point, the SE corner of Parcel No. 2 as shown on a parcel map filed in the Eureka County Recorder's Office under File No. 136847;

THENCE continuing S. 89°37'48"W. along the south section line of said Section 30 for a distance of 780.96 feet, to the SW corner of said Parcel No. 2 as shown on Parcel Map No. 136847, and also being the SE corner of this description, Corner No. 1, the **true point of beginning**;


THENCE continuing S. 89°37'48"W. along the south section line of said Section 30 for a distance of 579.71 feet to the SW corner of said Lot 20(SE1/4SE1/4) and also the SW corner of this description, **Corner No. 2**;

THENCE N. 0°29'09"E. along the west boundary line of said Lot 20(SE1/4SE1/4) of Section 30 for a distance of 820.75 feet to the NW corner of this description, **Corner No. 3**;

THENCE S. 88°41'36"E. for a distance of 1359.21 feet to the North corner of said Parcel No. 2, as shown on Parcel Map No. 136847, which is also **Corner No. 4** of this description;

THENCE S. 45°00'17"W. along the northwesterly property line of Parcel No. 2, as shown on Parcel Map No. 136847, for a distance of 1111.64 feet to **Corner No. 1, the true point of beginning of this description**, containing 18.0 acres, more or less. As per Record of Survey, Boundary Line Adjustment Map filed in the Office of the Eureka County, Nevada Recorder's Office as File No. 167902.

Excepting Therefrom above parcel: water rights appurtenant thereto under Permit No. 18909 issued by the Office of State Engineer of the State of Nevada.

 0225082 Book: 556 10/24/2013
Page: 259 Page: 3 of 3

Divorce Document Reviewed
Recording requested By
CLARISSE FITZGERALD *FEB*

STATE OF NEVADA
DECLARATION OF VALUE FORM

- 1. Assessor Parcel Number(s)
 - a) APN 07-340-14
 - b) APN 07-340-22
 - c) _____
 - d) _____

Eureka County - NV

Mike Rebaleati - Recorder

Page 1 of 1 Fee: \$41.00
Recorded By: FES RPTT:
Book- 556 Page- 0257

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

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

- 3. Total Value/Sales Price of Property \$ 220,000 -
- Deed in Lieu of Foreclosure Only (value of property) _____
- Transfer Tax Value: \$ _____
- Real Property Transfer Tax Due \$ _____

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 6
- b. Explain Reason for Exemption: Divorce

- 5. Partial Interest: Percentage being transferred: 50 %

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 Clarisse Fitzgerald (Herrera) Capacity Grantor

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Clarisse Fitzgerald
Address: PO Box 538
City: Susanville
State: Ca Zip: 96130

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Robert Herrera
Address: PO Box 1083
City: Eureka
State: NV Zip: 89316

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

Print Name: Clarisse Fitzgerald Escrow #: _____
Address: PO Box 538
City: Susanville State: Ca Zip: 96130