

DOC # 0229801

08/28/2015 02:35 PM

Official Record

Recording requested By
MIKE KINCADE

Eureka County - NV

Sara Simmons - Recorder

Fee: \$40.00 Page 1 of 2
RPTT: \$7.80 Recorded By: LH
Book- 582 Page- 0285



0229801

ASSESSOR PARCEL NO. 005-210-29
NOTE: Deed prepared by Grantor below.
NAME: Michael Kincade, TR
ADDRESS: 4720 Loch Lomond Dr
CITY/ST/ZIP: Carmichael, CA 95608

WHEN RECORDED MAIL TO (GRANTEE):
MAIL TAX STATEMENTS TO (GRANTEE):
NAME: Jay & Angela Nitz
ADDRESS: N4266 Cherokee st
CITY/ST/ZIP: Markesan, WI 53946

SPECIAL WARRANTY DEED

FOR VALUABLE CONSIDERATION, receipt of which is acknowledged, the Grantor (Seller) whose name(s) is/are.

Michael Kincade Trustee of the Michael Kincade Revocable Trust of 2014

Does convey and specially warrants to:

Jay Nitz and Angela Nitz

Grantee, the following described real property free of encumbrances created by the Grantor, situated in:

Eureka County, Nevada

T30N, R48E Sec. 15 NE4NW4SE4

Witness Whereof, my hand has been set on Aug 13, 2015

Signature in line above

Signature on line above

Print on line above

Print on line above

State of California, County of _____
Subscribed and sworn to (or affirmed) before me on this _____
day of _____, _____ by _____

proved to me on the basis of satisfactory evidence to be
the person(s) who appeared before me.

Signature _____ (seal)

*please see
attached document.
JP 8/13/15*

See Statement Below (Lines 1-5 to be completed only by document signers, not notary)

See Attached Document (Notary to cross out lines 1-6 Below)

1 _____
 2 _____
 3 _____
 4 _____
 5 _____
 6 _____

Signature of Document Signer No. 1 _____ Signature of Document Signer No. 2 _____

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or the validity of this document

State of California
County of Sacramento

Subscribed and Sworn to (or Affirmed) before me
on this 13th day of August 2015

(1) Michael Kinsade
(2) _____

Proven to me on the basis of satisfactory evidence to be the
to be the person (s) who appeared before me.



Signature of Notary Public _____

Notary Seal

Optional

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

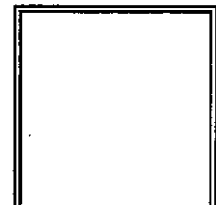
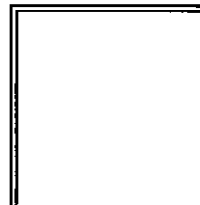
Type of Document: Special Warranty Deed Document Date: Aug. 13, 2015

Attestation of Affirmation before the Notary Public

I have willingly appeared before the Notary Public present today and have Sworn to (or Affirmed) the statements within this document to be true and correct.

Right Thumb Print of Signer 1

Right Thumb Print of Signer 2



Signature Signer #1 _____

DOC # DV-229801

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STATE OF NEVADA
DECLARATION OF VALUE

Recording requested By
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Eureka County - NV
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- 1. Assessor Parcel Number(s)
- a) 005-210-29
- b) _____
- c) _____
- d) _____

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

F Page 1 of 1 Fee: \$40.00
 D Recorded By: LH RPTT: \$7.80
 B Book- 582 Page- 0285
 Date of Recording: _____
 Notes: _____

- 3. Total Value/Sales Price of Property \$ 1725.00
- Deed in Lieu of Foreclosure Only (value of property) (_____)
- Transfer Tax Value: \$ _____
- Real Property Transfer Tax Due \$ 9.75

4. If Exemption Claimed:

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

- 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 Jay & Angela Nitz
 Signature Michael Kincaide Capacity Grantor

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Name: Michael Kincaide, Tr
 Address: 4720 Loch lomond DR
 City: Carmichael
 State: Ca Zip 95608

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Jay and Angela Nitz
N4266 Cherokee st
Markesan, WI 53946

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

Print Name: _____ Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)