

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, 20 15

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

Subscribed and Sworn to (or Affirmed) before me

County of Sacramento

on this 13<sup>th</sup> 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]  
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:

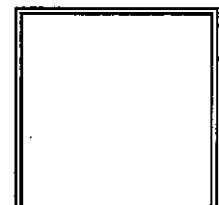
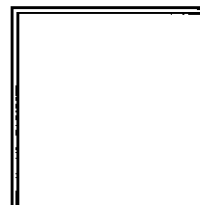
Special Warranty Deed Document Date: Aug. 13, 2015

**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]  
Signature Signer #1



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JURAT

STATE OF NEVADA  
DECLARATION OF VALUE

DOC # DV-229801

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Date of Recording:

Notes:

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'l/Ind'l  
g) ☐ Agricultural h) ☐ Mobile Home  
Other

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

Signature

Capacity Grantor

SELLER (GRANTOR) INFORMATION  
(REQUIRED)

Name: Michael Kincade, 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)