

Recording Requested By:

Douglas L. Coon, Co-Trustee
Kathryn A. Coon, Co-Trustee

When Recorded Mail To:

Douglas L. Coon, Co-Trustee
Kathryn A. Coon, Co-Trustee
941 Gray Drive
El Cajon, CA 92020

Mail Tax Statements To Grantee

Douglas L. Coon, Co-Trustee
Kathryn A. Coon, Co-Trustee
941 Gray Drive
El Cajon, CA 92020

Tax Parcel No.005-060-03

EUREKA COUNTY, NV
LAND-QTD
Rec:\$37.00
Total:\$37.00

2023-251200
10/11/2023 03:16 PM

Pgs=3

DOUGLAS L. & KATHRYN A. COON



KATHERINE J. BOWLING, CLERK RECORDER

For Recorder's Use Only

QUITCLAIM DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

DOUGLAS LEE COON, does hereby QUITCLAIM to

DOUGLAS LEE COON and KATHRYN ANNE COON, Co-Trustees of the Coon Family Trust dated September 30, 2023, all of his undivided one-half (½) interest in the real property situated in the County of Eureka, State of Nevada, described as follows:


TOWNSHIP 31 NORTH, RANGE 48 EAST MDB&M.

SECTION 25: NW¼ NE¼

EXCEPTING THEREFROM all petroleum oil, natural gas and products derived therefrom lying in or under said land, reserved by Southern Pacific Land Company, in Deed recorded September 24, 1951, in Book 24, Page 168, Deed Records, Eureka County, Nevada.

TOGETHER with any and all buildings and improvements situate thereon.

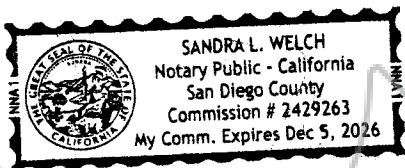
TOGETHER with the tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.


DOUGLAS LEE COON

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 validity of that document.

On September 30, 2023, before me, Sandra L. Welch, a Notary Public, personally appeared DOUGLAS LEE COON, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signatures on the instrument, the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.



Sandra Welch

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a. 005-060-03
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

FOR RECORDERS OPTIONAL USE ONLY

Book _____ Page: _____

Date of Recording: _____

Notes: Trust verified BO

3.a. Total Value/Sales Price of Property

\$ _____

b. Deed in Lieu of Foreclosure Only (value of property (_____)

c. Transfer Tax Value: \$ _____

d. Real Property Transfer Tax Due \$ _____

4. If Exemption Claimed:

a. Transfer Tax Exemption per NRS 375.090, Section 7

b. Explain Reason for Exemption: Transfer of title to a Trust

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  Capacity: Douglas Lee Coon, Grantor

Signature _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Douglas Lee Coon
Address: 941 Gray Drive
City: El Cajon
State: CA Zip: 92020

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Coon Family Trust dated 9/30/2023
Address: 941 Gray Drive
City: El Cajon
State: CA Zip: 92020

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

Print Name: _____
Address: _____
City: _____

Escrow # _____
State: _____ Zip: _____