

R/DA
no fees

FILED

RECEIVED

Case No. 99UR0001 ^{NO}
Dept. I '99 JAN 22 P3:39

JAN 22 1999

DOUGLAS COUNTY
DISTRICT COURT CLERK

BARBARA REED
CLERK

P. GREGORY DEPUTY

IN THE NINTH JUDICIAL DISTRICT COURT OF THE STATE OF NEVADA
IN AND FOR THE COUNTY OF DOUGLAS

MARIA C. BEST,

Plaintiff,

vs.

AFFIDAVIT OF RECORDATION

RYAN E. PETTY,

Defendant.

STATE OF NEVADA)
) ss.
COUNTY OF DOUGLAS)

I, Lynda Caldwell, hereby swear and affirm under
penalty of perjury that the following assertions are true:

1. That affiant is, and at all times mentioned herein was, a citizen of the State of Nevada, over the age of twenty-one years, and an employee of the Douglas County District Attorney's Office.
2. That this affidavit and judgment is being filed pursuant to NRS 125B.142 and NRS 17.150, and when so recorded shall become a lien upon all the real property of the responsible parent.

0459348

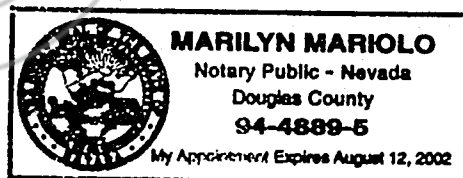
BK0199PG4378

- 1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
3. That the responsible parent's name is RYAN E PETTY, whose address is 1132 E VALLEY RD, GARDNERVILLE, NV 89410
 4. That the responsible parent's Nevada driver's license number is 2500186863.
 5. That the responsible parent's social security number is [REDACTED] 6402.
 6. That the responsible parent's date of birth is 02/17/66.
 7. That attached hereto is a certified copy of the Judgment and Decree of Divorce filed August 3, 1988.

Lynda Caldwell

SUBSCRIBED and SWORN to before me
this 21st day of January, 1999.

Marilyn Mariolo
NOTARY PUBLIC



0459348

BK0199PG4379

3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
BY *[Signature]*

IN THE NINTH JUDICIAL DISTRICT COURT OF THE STATE OF NEVADA
IN AND FOR THE COUNTY OF DOUGLAS

RYAN EDWARD PETTY,
Plaintiff,

vs.

MARIE CHRISTINE PETTY,
Defendant.

JUDGMENT AND DECREE
OF DIVORCE

The Court having reviewed all of the pleadings on file herein, which include the Praecipe for Default and the Default heretofore entered by the Clerk, and the Court having jurisdiction both as to the parties and to the subject matter of the action, finds, orders and decrees as follows:

FINDINGS OF FACT

1. That the plaintiff is, and for more than six (6) weeks prior to the filing of his verified Complaint herein, has been an actual and bona fide resident of the City of Carson City, and the State of Nevada.

2. That the plaintiff and the defendant intermarried in Reno, Nevada on July 25, 1986. That there has been no divorce

3. That there is one child the issue of the marriage, who is, to-wit: MATTHEW RYAN PETTY, who was born on November 5,

1 1985. That both the plaintiff and the defendant are fit and
2 proper persons to be awarded the joint care, custody and control
3 of this said minor child. That the actual physical custody
4 should be awarded to the defendant. That the plaintiff should
5 be awarded visitation at reasonable times and places. That
6 reasonable rights of visitation should include minimum visitation
7 standards, which are, to-wit: 1) two month summer visitation;
8 2) alternating holidays which are Thanksgiving, Christmas-New
9 Years and Easter; 3) two weekends per month; 4) that any missed
10 visitation time periods should not be held against the plaintiff
11 by virtue of the distance between the plaintiff and the said
12 child which is anticipated; 5) that notice shall be given by the
13 plaintiff to the defendant as follows: one month notice for
14 summer visitation, one week notice for holiday visitation and one
15 day notice for weekend visitation; 6) that all visitations allow
16 the plaintiff to visit the said child free of supervision or
17 intervention of any other person. That TWO HUNDRED FIFTY DOLLARS
18 (\$250.00) per month is a reasonable and proper amount of money
19 for child support payable by the plaintiff to the defendant.

20 4. That the parent required to pay child support is
21 subject to Nevada law in regard to the withholding of wages and
22 commissions for delinquent payment of support.

23 5. That there is real property of the parties located
24 at 724 Long Valley Road in Gardnerville, Nevada 89410.

25 6. That there is personal property of the parties that
26 is to be adjudicated by the Court. That this personal property
27 is set forth in specific detail in the plaintiff's Complaint on
28 file herein.

1 7. That there are debts of the parties.

2 8. That since the onset of the marriage, the plaintiff
3 and the defendant have become incompatible in marriage and can
4 no longer live together peacefully and happily. That the plaintiff
5 seeks a divorce from the bonds of matrimony now existing between
6 the plaintiff and the defendant on the grounds of incompatibility
7 and for an adjudication that both the plaintiff and the defendant
8 be restored to the status of unmarried persons.

9 9. That the defendant has failed to answer or
10 otherwise respond to the Complaint on file herein, and a Default
11 of the same defendant was heretofore entered by the Court, and
12 has thus waived all right to plead and thereby consented to the
13 entry of her Default and waived services of notices and processes
14 otherwise required by law.

15 CONCLUSIONS OF LAW

16 As Conclusions of Law from the foregoing facts, the
17 Court finds, orders and decrees as follows:

18 1. That the Court has jurisdiction over the parties,
19 the child the issue of the parties, and the subject matter of
20 this action.

21 2. That the plaintiff is entitled to a Decree of
22 Divorce upon the grounds of incompatibility herein forever
23 dissolving the bonds of matrimony now existing between the
24 plaintiff and the defendant, and releasing plaintiff and
25 defendant, and each of them, from the obligations thereof, and
26 restoring plaintiff and defendant, and each of them to the
27 status of unmarried persons.

28 / / /

0459348

BK0199PG4382

JUDGMENT AND DECREE OF DIVORCE

IT IS HEREBY ORDERED, ADJUDGED AND DECREED AS FOLLOWS:

1. That the bonds of matrimony heretofore and now existing between the plaintiff and the defendant be, and the same are hereby dissolved and an absolute Decree of Divorce is hereby granted to the plaintiff, and each of the parties hereto is hereby restored to the status of a single, unmarried person.

2. That the plaintiff and the defendant are hereby awarded the joint custody of the child, the issue of the marriage, who is, to-wit: MATTHEW RYAN PETTY, who was born on November 5, 1985. Further, that the defendant is hereby awarded actual physical custody and the plaintiff is hereby awarded the non-physical custody of the said child, along with reasonable rights of visitation. That reasonable rights of visitation shall include minimum visitation standards, which are, to-wit: 1) two month summer visitation; 2) alternating holidays which are Thanksgiving, Christmas-New Years and Easter; 3) two weekends per month; 4) that any missed visitation time periods should not be held against the plaintiff by virtue of the distance between the plaintiff and the said child which is anticipated; 5) that notice shall be given by the plaintiff to the defendant as follows: one month notice for summer visitation, one week notice for holiday visitation and one day notice for weekend visitation; 6) that all visitations allow the plaintiff to visit the said child free of supervision or intervention of any other person.

3. That the plaintiff shall pay to the defendant as and for child support and maintenance for the said child,

1 MATTHEW RYAN PETTY, the amount of TWO HUNDRED FIFTY AND NO
2 ONE HUNDREDTHS DOLLARS (\$250.00) per month.

3 4. That the plaintiff shall be granted free and clear
4 telephone access to the child of the parties without the
5 intervention or monitoring of the said telephone calls by the
6 defendant or any other person.

7 5. That the parent required to pay child support herein
8 is subject to N.R.S. 31A.020 to 31A.230, inclusive, and Sections 2
9 and 3 of Statutes of Nevada 1987 Chapter 808, Sections 2 and 3,
10 requiring the withholding of wages and commissions for delinquent
11 payment of support.

12 6. That the home and real property of the parties
13 located at 724 Long Valley Road in Gardnerville, Nevada 89410,
14 is hereby awarded to the plaintiff as his sole and separate
15 property, along with the debt obligations thereon. That in the
16 event there is any equity in the said home as of the time of the
17 filing of this divorce action, that equity shall be awarded in
18 equal shares, share and share alike, to the plaintiff and the
19 defendant.

20 7. That the defendant is hereby awarded the 1983
21 Nissan Pulsar automobile as her sole and separate property, along
22 with the debts incident thereto.

23 8. That the plaintiff is hereby awarded the 1965
24 Chevrolet El Camino vehicle as his sole and separate property,
25 along with the debts incident thereto.

26 9. That the Court has received no evidence in regard
27 to the remainder of the personal property as set forth in
28 Paragraph VII of the plaintiff's Complaint. Accordingly, the

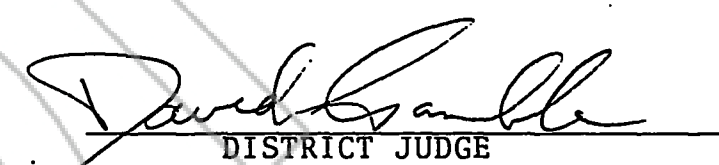
1 Court passes no judgment as to these remaining items of personal
2 property at this time but retains jurisdiction over same.

3 10. That the Court has received no evidence in regard
4 to the debts of the parties as set forth in Paragraph IX of the
5 plaintiff's Complaint. Accordingly, the Court passes no
6 judgment as to these said debts at this time but retains
7 jurisdiction over same.

8 11. That there having been no contest in this matter,
9 both the plaintiff and the defendant should each bear their own
10 attorney's fees and costs of Court herein incurred.

11 12. That the plaintiff shall maintain medical
12 insurance coverage upon the said minor child the issue of the
13 parties, MATTHEW RYAN PETTY.

14 DATED this 3 day of August, 1988.

15
16 
17 _____
18 DISTRICT JUDGE

19 Pleading submitted by:
20 STEPHEN MARK STEPHENS, ESQ.
21 Attorney for Plaintiff
22 801 North Division Street
23 Carson City, Nevada 89703
24 (702) 883-2550

25 CERTIFIED COPY

26 The document to which this certificate is attached is a
full, true and correct copy of the original on file and of
record in my office.

27 DATE: 8/10/88
28 By David G. Gable Clerk of the 7th Judicial District Court
of the State of Nevada, in and for the County of Douglas.

By B. [Signature] Deputy

0459348

BK0199PG4385

CERTIFIED COPY

The document to which this certificate is attached is a full, true and correct copy of the original on file and of record in my office.

DATE: 1/22/99 **SEAL**
Clerk of the 9th Judicial District Court
of the State of Nevada, In and for the County of Douglas,

By [Signature] Deputy

0459348

BK0199PG4386

REQUESTED BY
DOUGLAS COUNTY
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA.

'99 JAN 25 A9:35

LINDA SLATER
RECORDER
\$ 0 PAID Ko DEPUTY

