

17-
APN: 1220-17-614-010 and
APN: 1220-17-614-011

**RECORDING REQUESTED BY
AND AFTER RECORDING MAIL
THIS DECLARATION TO:**

✓
Rachelle J. Nicolle
Attorney at Law
1662 Highway 395, Suite 214
Minden, NV 89423

**DECLARATION OF HOMESTEAD
BY TRUSTEES OF TRUST (PERSONAL LIVING TRUST)**

We, BRYAN W. WAGNER, Trustee, and RACHELLE J. NICOLLE, Trustee of the. NICOLLE-WAGNER FAMILY TRUST dated August 15, 2000, do individually and severally certify and declare that BRYAN W. WAGNER and RACHELLE J. NICOLLE, are residing in the house, land and premises located at 1182 Manhattan Way, Gardnerville, County of Douglas, State of Nevada, and more particularly described as follows:

ALL THAT REAL PROPERTY SITUATED IN GARDNERVILLE,
COUNTY OF DOUGLAS, STATE OF NEVADA, BOUNDED AND
SPECIFICALLY DESCRIBED AS:

IN EXHIBIT A.

**APN: 1220-17-614-010 (Old APN 27-611-11) and
APN: 1220-17-614-011 (Old APN 27-611-13)**

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.


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We claim the, land and premises hereinabove described, together with the dwelling house thereon, and its appurtenances, as a homestead.

We have made no former Nevada Declaration of Homestead. This Declaration of Homestead constitutes an abandonment of any former Declaration of Homestead we may have made in any other state.

IN WITNESS WHEREOF, we have hereunder set our hands on June 10th, 2003.



BRYAN W. WAGNER

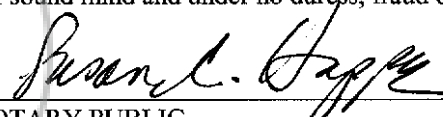


RACHELLE J. NICOLLE

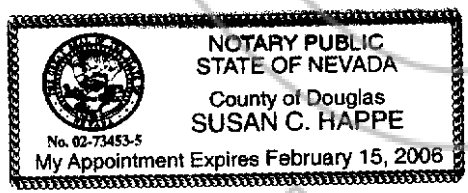
CERTIFICATE OF ACKNOWLEDGEMENT OF NOTARY PUBLIC

State of Nevada)
) ss.
County of Douglas)

On June 10, 2003, before me, a notary public for said state and county, personally appeared BRYAN W. WAGNER and RACHELLE J. NICOLLE, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to this instrument, and acknowledged that he/she/they executed it. I declare under penalty of perjury that the person(s) whose name(s) is/are subscribed to this instrument appear(s) to be of sound mind and under no duress, fraud or undue influence.



NOTARY PUBLIC



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EXHIBIT "A"

PARCEL 1:

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, described as follows:

Lot 28, in Block G, as said lot and block are shown on that certain map entitled "AMENDED MAP OF RANCHOS ESTATES", filed for record on October 30, 1972, in Book 1072, Page 642, as Document No. 62493.

A.P.N. 27-611-11 (Old APN) A.P.N. 1220-17-614-010 (New APN)

PARCEL 2:

All that certain lot, piece, parcel of portion of land situate, lying and being within the East 1/2 of Section 17, Township 12 North, Range 20 East, M.D.B. & M., Douglas County, Nevada and more particularly described as follows:

A lot line adjustment between Lot 28, Block G as shown on the Amended Map of Ranchos Estates filed for record in Book 1072, at Page 642, as Document No. 62493, Official Records of Douglas County, Nevada; and the lands of Bing Construction Co. as described in Deed filed for record in Book 988 at Page 2125, as Document No. 186378 Official Records of Douglas County, Nevada; also being Assessor's Parcel Numbers 27-611-11 and 27-070-10 respectively, and more particularly described as follows:

COMMENCING at the Southeast corner of said Lot 28 which point is the TRUE POINT OF BEGINNING; thence along the South boundary line of said Amended Ranchos Estates, North 89° 45' 31" East a distance of 30.00 feet to the centerline of Manhattan Way; thence along the extension of said centerline South 00° 11' 05" East a distance of 24.00 feet; thence leaving said centerline extension, South 89° 45' 31" West a distance of 206.21 feet; thence North 12° 54' 25" East a distance of 24.65 feet to the Southwest corner of said Lot 28; thence along the South line of said lot South 89° 45' 31" West a distance of 170.63 feet to the Southeast corner of said lot and the TRUE POINT OF BEGINNING.

EXCEPTING THEREFROM:

COMMENCING at the Southeast corner of said Lot 28 which point is the TRUE POINT OF BEGINNING; thence along the South boundary line of said Amended Ranchos Estates; North 89° 45' 31" East a distance of 30.00 feet to the centerline of Manhattan Way; thence along the extension of said centerline South 00° 11' 05" East a distance of 24.00 feet; thence leaving said centerline extension; South 89° 45' 31" West a distance of 30.00 feet; thence North 00° 11' 05" West a distance of 24.00 feet to the TRUE POINT OF BEGINNING.

A.P.N. 27-611-13 (Old APN) A.P.N. 1220-17-614-011 (New APN)

Per NRS 111.312 this legal description was previously recorded at Document No. 538515, Book 0402, Page 247 on April 1, 2002.

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REQUESTED BY
Rachelle Nicole
IN OFFICIAL RECORDS OF
DOUGLAS CO. NEVADA

2003 JUN 19 PM 3:00

WERNER CHRISTEN
RECORDER

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