*₽* 

PLEASE COMPLETE THIS INFORMATION

RECORDING REQUESTED BY:

ROBERT V. WITHROW

AND WHEN RECORDED MAIL TO: 
√Strategic Wealth Legal Advisors, Inc. 2601 K Street 
Sacramento, CA 95816

DOC # 0684436
09/13/2006 04:15 PM Deputy: CF
OFFICIAL RECORD
Requested By:
STRATEGIC WEALTH LEGAL

ADVISORS INC Douglas County - NV Werner Christen - Recorder

Page: 1 Of 5 Fee: 18.00 BK-0906 PG-4426 RPTT: 0.00



APN: 25-352-03 1220-04-101-618 SPACE ABOVE FOR RECORDER'S USE ONLY

# AFFIDAVIT OF DEATH OF TRUSTEE/SETTLOR Title of Document



## RECORDING REQUESTED BY AND WHEN RECORDED RETURN TO:

STRATEGIC WEALTH LEGAL ADVISORS, INC. 2601 K Street
Sacramento, CA 95816

APN: 25-352-03

### AFFIDAVIT OF DEATH OF TRUSTEE / SETTLOR

State of California

)
Name of Decedent: LINE B. WITHROW
)ss

County of Sacramento

)
Date of Death: April 30, 2006

ROBERT V. WITHROW, being of legal age, being first duly sworn, deposes and says:

That LINE B. WITHROW, the decedent mentioned in that attached certified copy of Certificate of Death, is the same person as LINE B. WITHROW, named as one of the parties in that certain Deed dated February 6, 1996, executed by ROBERT V. WITHROW and LINE B. WITHROW, as husband and wife, to ROBERT V. WITHROW and LINE B. WITHROW, as Trustees of the R and L WITHROW Revocable Trust, dated February 6, 1996, and recorded on March 20, 1996 Recorder's book number 0396, page number 3232, Official Records of DOUGLAS County, State of Nevada, which deed pertains to land more particularly described as follows:

Legally described as: SEE ATTACHED EXHIBIT "A"

Commonly referred to as: 1289 Toler Avenue, Gardnerville, NV 89410

ROBERT V. WITHROW shall forthwith serve as sole trustee of the R and L WITHROW Revocable Trust, dated February 6, 1996.

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct.

DATED: JUNE 28 , 2006

Robert V. Withrow, Successor Trustee

BK- 0906 PG- 4427 84436 Page: 2 Of 5 09/13/2006 State of California County of Sacramento) ss

Subscribed and sworn to (or affirmed) before me on this <u>28th</u> day of 2006,

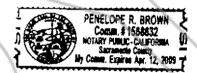
by ROBERT V. WITHROW, personally known to me or proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.

NOTARY PUBLIC

(SEAL)

MAIL TAX STATEMENTS TO:

Robert V. Withrow 1632 37th Street Sacramento, CA 95836



0684436 Page: 3 Of 5 09/13/2006

PG-

# **SACRAMENTO COUNTY**

**DEPARTMENT OF HEALTH AND HUMAN SERVICES** 

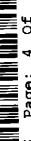
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This is a true and exact reproduction of the document officially registered and placed on file with SACRAMENTO COUNTY DEPARTMENT OF HEALTH AND HUMAN SERVICES.  $\mathbf{June~8,2006}$ 

DATE ISSUED:

Glennely S. Twelet M. D LOCAL REGISTRAR

This copy not valid unless prepared on engraved border displaying date and signature of Registrar.



#### **EXHIBIT A**

### DESCRIPTION

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

A parcel of land located in the Northwest ¼ of Section 4, Township 12 North, Range 20 East, M.D.B. & M., more particularly described as follows, to-wit:

COMMENCING at a point which bears South 88°10'50" East, a distance of 917.85 feet from the established 1/16 corner of Section 4, Township 12 North, Range 20 East, M.D.B.&M.; thence North 89°51'00" East along the Southerly line of Toler Avenue (formerly Douglas Avenue) 60 feet wide, a distance of 60.00 feet to the True Point of Beginning; said point being further described as the Northeast corner of the parcel of land conveyed to Ellen Dressler by Deed of Correction recorded February 3, 1975, in Book 275, Page 13, Document No. 77975, Official Records of Douglas County, Nevada; thence South 0° 09'090" East, a distance of 150 feet, to the Southwest corner of the herein described parcel; thence at a right angle Easterly, a distance of 50 feet to the Southeast corner of the parcel; thence at a right angle in a Northerly direction, a distance of 150 feet to the Northeast corner of the parcel; thence at a right angle Westerly, a distance of 50 feet to the Point of Beginning.

EXCEPT THEREFROM the Northerly 4 feet of said land for public thoroughfare as Quitclaim deeded to the Board of County Commissioners in Quitclaim Deed dated February 8, 1960, executed by Stanley and Kirstine Bray, husband and wife, et al, recorded February 10, 1960, in Book 1, Page 329, Document No. 15601, Official Records of Douglas County, Nevada.

ALSO FURTHER EXCEPTING THEREFROM any portion of said land thereof that may lie within the line of Toler Avenue (formerly Douglas Avenue), as it now exists.

"Per NRS 111.312, this legal description was previously recorded at Document No. 383708, Book 0396, Page #3231 and 3232, on March 20, 1996."

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