

APN# 1318-23-401-034

DOC # 0697647
03/23/2007 03:40 PM Deputy: CF

OFFICIAL RECORD

Requested By:

BECKLEY SINGLETON

Recording Requested by:

Name: Paul A. Matteoni, Esq.
Caryn S. Tijsseling, Esq.
Bank of America Plaza
Address: 50 West Liberty St., Suite 410
City/State/Zip: Reno, Nevada 89501

Douglas County - NV
Werner Christen - Recorder
Page: 1 Of 7 Fee: 20.00
BK-0307 PG- 7598 RPTT: 0.00



Mail Tax Statements to:

Name: Paul A. Matteoni, Esq.
Caryn S. Tijsseling, Esq.
Bank of America Plaza
Address: 50 West Liberty St., Suite 410
City/State/Zip: Reno, Nevada 89501

Mail Tax Statements to:

Name: Paul A. Matteoni, Esq.
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Address: 50 West Liberty St., Suite 410
City/State/Zip: Reno, Nevada 89501

NOTICE OF LIS PENDENS

The undersigned hereby affirms that the attached document, including any exhibits, hereby submitted for recording does not contain the Social Security Number of any person or persons.
(Per NRS 239B.030)



Signature Title

T. Nelson

Printed Name

This page added to provide additional information required by NRS 111.312 Sections 1-4.
(\$1.00 Additional Recording Fee Applies)

1 CASE NO.: 07-CV-0071

2 DEPT. NO.: I

2007 MAR 23 PM 3:10

BARBARA J. GRIFFIN
CLERK

K. WILFERT DEPUTY

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6 **IN THE NINTH JUDICIAL DISTRICT COURT**
7 **IN AND FOR THE COUNTY OF DOUGLAS, STATE OF NEVADA**

8
9 LORAL LANGEMEIER, an individual,

10 Plaintiff,

11 vs.

12 LYNN McCALLISTER, an individual
13 and as TRUSTEE OF THE HERBERT A.
14 McCALLISTER JR. 1990 TRUST,
15 DOES I-X and ROE CORPORATIONS,
16 I-X, inclusive,

17 Defendants.

18 **NOTICE OF LIS PENDENS**

19 TO WHOM IT MAY CONCERN:

20 NOTICE IS HEREBY GIVEN that a Complaint to recover damages has been filed in the
21 above Court by the above-named Plaintiff against the above-named Defendant for a sum to be
22 determined at the time of trial, but in excess of \$10,000.00, or alternatively, rescission of the
23 Purchase Agreement which would result in transfer of ownership interests in certain parcels of
24 real property located in Douglas County, Nevada.

25 ///

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27 ///

28 ///



1 The real property affected by this action is commonly known as 298 Kingsbury Grade,
2 Stateline, Nevada 89449, bearing Assessor Parcel Numbers: 1318-23-401-034 in the records of
3 the Douglas County Recorder and more particularly described as set forth in Exhibit "A"
4 attached.

5 DATED this 30th day of March, 2007.

6 **BECKLEY SINGLETON, CHTD.**

7
8 By: 

9 PAUL A. MATTEONI, ESQ.
10 CARYN S. TIJSELING, ESQ.
11 Bank of America Plaza
12 50 W. Liberty Street, Ste. 410
13 Reno, Nevada 89501

14 *Attorneys for Loral Langemeier*

COPY



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BK- 0307
PG- 7601

EXHIBIT A

EXHIBIT 'A'

ALL THAT PORTION OF LOT 1 OF PINE RIDGE SUBDIVISION, FILED FOR RECORD ON AUGUST 8, 1956 AS DOCUMENT NO. 11664, AND THAT PORTION OF LOT 2, OF THE PALADY TRACT, MORE PARTICULARLY DESCRIBED AS FOLLOW:

BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 1; THENCE NORTH 00°20'29" WEST, 43.76 FEET; THENCE NORTH 89°57'27" EAST, 152.90 FEET; THENCE ALONG A CURVE CONCAVE TO THE NORTHEAST WITH A RADIUS OF 150 FEET, A CENTRAL ANGLE OF 0°33'05" AND AN ARC LENGTH OF 1.44 FEET; THENCE ALONG A CURVE CONCAVE TO THE SOUTHWEST WITH A RADIUS OF 100 FEET, A CENTRAL ANGLE 25°45'52" AND AN ARC LENGTH OF 44.97 FEET TO THE SOUTHEAST CORNER OF SAID LOT 1; THENCE 00°02'33" EAST, 111.13 FEET; THENCE NORTH 73°54'48" WEST, 170.22 FEET; THENCE NORTH 00°02'29" WEST, 64.84 FEET TO THE POINT OF BEGINNING, SAID PARCEL MORE FULLY DESCRIBED AS PARCEL B OF RECORD OF SURVEY FOR KENNETH C. KJER, RECORDED JULY 17, 1987, BOOK 789, PAGE 1447, DOCUMENT NO. 206682 OF OFFICIAL RECORDS.

NOTE: THE ABOVE METES AND BOUNDS LEGAL DESCRIPTION PREVIOUSLY APPEARED IN THAT CERTAIN DOCUMENT RECORDED APRIL 7, 1995 IN BOOK 495, PAGE 1043 AS INSTRUMENT NO. 359656 OF OFFICIAL RECORDS, DOUGLAS COUNTY, NEVADA.

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**NINTH JUDICIAL DISTRICT COURT
COUNTY OF DOUGLAS, STATE OF NEVADA**

**AFFIRMATION
Pursuant to NRS 239B.030**

The undersigned does hereby affirm that the preceding document, _____
NOTICE OF LIS PENDENS

(Title of Document)

filed in case number: _____

Document does not contain the social security number of any person.

-OR-

Document contains the social security number of a person as required by:

A specific state or federal law, to wit:

(State specific state or federal law)

-or-

For the administration of a public program

-or-

For an application for a federal or state grant

-or-

Confidential Family Court Information Sheet
(NRS 125.130, NRS 125.230 and NRS 125B.055)

Date: Mar 23, 2007

(Signature)

Theresa M. Nelson

(Print Name)

Plaintiffs

(Attorney for)

COPY

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:

3/23/07

Barbara J. Griffin, Clerk of the 9th Judicial District Court of the State of Nevada, In and for the County of Douglas,

By

[Signature]

Deputy

SEAL

