

OFFICIAL RECORD

Requested By:
ALLISON MACKENZIE PAVLAKIS

Douglas County - NV
Werner Christen - Recorder

Page: 1 of 10 Fee: 23.00
BK-0707 PG- 9355 RPTT: 0.00



A.P.N. 1413-33-000-001
A.P.N. 1419-33-000-003
A.P.N. 1419-34-410-001
A.P.N. 1419-34-410-002
A.P.N. 1319-03-110-002
RECORDING REQUESTED BY

WHEN RECORDED MAIL TO
JENNIFER MAHE, ESQ.
ALLISON, MacKENZIE, PAVLAKIS,
WRIGHT & FAGAN, LTD.
402 North Division Street
P.O. Box 646
Carson City, NV 89702

**SPACE ABOVE THIS LINE RESERVED FOR
RECORDER'S USE**

The party executing this document hereby affirms
that this document submitted for recording does
not contain the social security number of any
person or persons pursuant to NRS 239B.030

The party executing this document hereby affirms
that this document submitted for recording does
contain the social security number of a person or
persons as required by NRS 239B.030(2).

Signature _____

JUDGMENT QUIETING TITLE

FILED

1 Case No. 07-CV-0067

2 Dept. No. I

RECEIVED

JUL 24 2007

DOUGLAS COUNTY
DISTRICT COURT CLERK

2007 JUL 24 PM 1:54

BARBARA J. GRIFFIN
CLERK

BY WILLIAMS DEPUTY

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

9 EAGLE RIDGE AT GENOA, LLC,
10 a Nevada limited liability company,

11 Plaintiff,

12 vs.

JUDGMENT QUIETING TITLE

13 SIMON EXTENSION MINING
14 COMPANY, a Nevada corporation;
15 all persons unknown claiming any
16 right, title, estate, lien, or interest
17 in the real property described in
18 the complaint adverse to EAGLE
19 RIDGE AT GENOA, LLC's ownership,
20 or any cloud upon EAGLE RIDGE AT
21 GENOA, LLC's title thereto;
22 and DOES I through X, inclusive,

23 Defendants,

24 This matter having come for hearing before this Court on July 24, 2007, Plaintiffs
25 EAGLE RIDGE AT GENOA, LLC, a Nevada limited liability company, appearing by and through
26 their attorney, JENNIFER MAHE, of ALLISON, MacKENZIE, PAVLAKIS, WRIGHT & FAGAN,
27 LTD., and no Defendants appearing; due notice of which was proved; and no persons objecting; the
28 Court having considered the evidence presented, and pleading and papers on file herein; and it
29 appearing:

30 1. Plaintiff, EAGLE RIDGE AT GENOA, LLC, a Nevada limited liability
31 company, is the true and lawful owner of the real property located in the County of Douglas, State

32 ///

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402 North Division Street, P. O. Box 646, Carson City, NV 89702
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1 of Nevada being Assessor's Parcel Number 1419-33-000-001 and more particularly described as
2 follows:

3 Being a portion of Section 4, Township 13 North, Range 19 East and
4 Sections 33 and 34, Township 14 North, Range 19 East, further
described as follows:

5 Parcel A-3, as shown on the Map of Division into Large Parcels LDA
6 03-019 for Eagle Ridge at Genoa, filed in the office of the County
Recorder of Douglas County, State of Nevada on December 13, 2004
7 in Book 1204 Page 5288, as Document No. 631680.

8 2. Plaintiff, EAGLE RIDGE AT GENOA, LLC, a Nevada limited liability
9 company, is the true and lawful owner of the real property located in the County of Douglas, State
10 of Nevada being Assessor's Parcel Number 1419-33-000-003 and more particularly described as
11 follows:

12 A parcel of land located within portions of Section 4, Township 13
13 North, Range 19 East, and Sections 33 and 34, Township 14 North,
14 Range 19 East, Mount Diablo Meridian, more particularly described
as follows:

15 Parcel A-2 as shown on the Map of Division into Large Parcels for
16 Eagle Ridge at Genoa LLC recorded December 13, 2004 in the office
of the Recorder, Douglas County, Nevada as Document No. 631680,

17 EXCEPTING THEREFROM a parcel of land located within portions
18 of Sections 33 and 34, Township 14 North, Range 19 East, Mount
Diablo Meridian, more particularly described as follows:

19 Commencing at the southwest corner of Lot 15 as shown on the Final
20 Subdivision Map for Eagle Ridge at Genoa recorded July 29, 2005 in
said office of Recorder as Document No. 650856, the POINT OF
BEGINNING;

21 thence North 01°37'58" West, 251.80 feet;
22 thence along a line 80 feet offset from and parallel with the
23 common boundary of Parcels A-2 and A-3 as shown on the Map of
Division into Large Parcels for Eagle Ridge at Genoa, LLC recorded
24 December 13, 2004 in said office of Recorder, as Document No.
631680, the following courses:

25 North 65°18'47" East 151.79 feet;
26 North 38°42'54" East 598.32 feet;
27 North 53°25'50" East, 87.54 feet;
28 North 46°07'31" East, 109.99 feet;
North 34°11'49" East 286.18 feet;

///



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1 thence South 46°51'04" East, 128.80 feet to the northerly
2 corner of Public Facilities Lot 'A' as shown on said Final Subdivision
3 Map for Eagle Ridge at Genoa;

4 thence along the westerly boundary of said Public Facilities
5 Lot 'A', and Lots 15, 16, and 17 as shown on the Final Subdivision
6 Map for Eagle Ridge at Genoa, also being a common boundary of
7 said Parcel A-2, the following courses:

8 South 46°54'04" West, 529.28 feet;
9 South 36°51'56" West, 871.60 feet to the POINT OF BEGINNING.

10 3. Sanford M. Johnson and Victoria H. Johnson, who have consented and
11 approved the entry of judgment quieting title to their portion of real property in the name of Sanford
12 M. Johnson and Victoria Hinder-Johnson, are the true and lawful owner of the real property located
13 in the County of Douglas, State of Nevada being Assessor's Parcel Number 1419-34-410-001 and
14 more particularly described as follows:

15 Lot 14, as shown on the Final Subdivision Map Planned Unit
16 Development PD 04-001 for Eagle Ridge at Genoa, filed in the office
17 of the County Recorder of Douglas County, State of Nevada on July
18 29, 2005 in Book 0705, Page 13949, as Document No. 650856.

19 4. Timberland Holdings, LLC, a Nevada limited liability company, which has
20 consented and approved the entry of judgment quieting title to its portion of real property in the name
21 of Timberland Holdings Company, LLC, a Nevada limited liability company, by and through its
22 managing members Marcus Romanowski and Cindy Romanowski, is the true and lawful owner of
23 the real property located in the County of Douglas, State of Nevada being Assessor's Parcel Number
24 1419-34-410-002 and more particularly described as follows:

25 Lot 15, as shown on the Final Subdivision Map Planned Unit
26 Development PD 04-001 for Eagle Ridge at Genoa, filed in the office
27 of the County Recorder of Douglas County, State of Nevada on July
28 29, 2005 in Book 0705, Page 13949, as Document No. 650856.

29 5. Gregory R. Myers and Patricia M. Myers as Trustees of the Myers Family
30 Trust, who have consented and approved the entry of judgment quieting title to their portion of real
31 property in the name of Gregory R. Myers and Patricia M. Myers as Trustees of the Myers Family
32 Trust, are the true and lawful owner of the real property located in the County of Douglas, State of

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1 Nevada being Assessor's Parcel Number 1319-03-110-002 and more particularly described as
2 follows:

3 Lot 13, as shown on the Final Subdivision Map Planned Unit
4 Development PD 04-001 for Eagle Ridge at Genoa, filed in the office
5 of the County Recorder of Douglas County, State of Nevada on July
6 29, 2005 in Book 0705, Page 13949, as Document No. 650856.

6 6. Defendant, SIMON EXTENSION MINING COMPANY, recorded a
7 quitclaim deed on December 22, 1922, in Book R of Deeds, Page 334, of the public records of the
8 County of Douglas, State of Nevada, granting all the mineral rights to, in and upon Assessors Parcel
9 Number 1419-00-002-027 to Defendant, SIMON EXTENSION MINING COMPANY ("Quitclaim
10 Deed").

11 7. Defendant, SIMON EXTENSION MINING COMPANY, ceased to be in
12 existence on July 1, 1932 at which time the charter of SIMON EXTENSION MINING COMPANY
13 was permanently revoked.

14 8. The mineral rights reserved upon Assessors Parcel Number 1419-00-002-027
15 have never been mined nor possessed by any individual or entity including Defendant, SIMON
16 EXTENSION MINING COMPANY, either before or after the execution of the Quitclaim Deed.

17 9. There is no evidence in the public records of the County of Douglas, State of
18 Nevada, or elsewhere, that Defendant, SIMON EXTENSION MINING COMPANY, ever transferred
19 the mining rights to any individual or entity.

20 10. Defendant, SIMON EXTENSION MINING COMPANY, no longer being in
21 good standing with the Nevada Secretary of State and failing to ever utilize the mineral rights
22 reservation has abandoned the mining rights granted to it by the Quitclaim Deed.

23 NOW, THEREFORE, IT IS HEREBY ORDERED, ADJUDGED AND DECREED
24 as follows:

25 1. Title is quieted in the name of EAGLE RIDGE AT GENOA, LLC, a Nevada
26 limited liability company, to the real property located in the County of Douglas, State of Nevada
27 being Assessor's Parcel Number 1419-33-000-001 and more particularly described as follows:

28 ///



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1 Being a portion of Section 4, Township 13 North, Range 19 East and
2 Sections 33 and 34, Township 14 North, Range 19 East, further
described as follows:

3 Parcel A-3, as shown on the Map of Division into Large Parcels LDA
4 03-019 for Eagle Ridge at Genoa, filed in the office of the County
5 Recorder of Douglas County, State of Nevada on December 13, 2004
in Book 1204 Page 5288, as Document No. 631680.

6 2. Title is quieted in the name of EAGLE RIDGE AT GENOA, LLC, a Nevada
7 limited liability company, to the real property located in the County of Douglas, State of Nevada
8 being Assessor's Parcel Number 1419-33-000-003 and more particularly described as follows:

9 A parcel of land located within portions of Section 4, Township 13
10 North, Range 19 East, and Sections 33 and 34, Township 14 North,
11 Range 19 East, Mount Diablo Meridian, more particularly described
as follows:

12 Parcel A-2 as shown on the Map of Division into Large Parcels for
13 Eagle Ridge at Genoa LLC recorded December 13, 2004 in the office
of the Recorder, Douglas County, Nevada as Document No. 631680,

14 EXCEPTING THEREFROM a parcel of land located within portions
15 of Sections 33 and 34, Township 14 North, Range 19 East, Mount
Diablo Meridian, more particularly described as follows:

16 Commencing at the southwest corner of Lot 15 as shown on the Final
17 Subdivision Map for Eagle Ridge at Genoa recorded July 29, 2005 in
said office of Recorder as Document No. 650856, the POINT OF
BEGINNING;

18 thence North 01°37'58" West, 251.80 feet;
19 thence along a line 80 feet offset from and parallel with the
20 common boundary of Parcels A-2 and A-3 as shown on the Map of
Division into Large Parcels for Eagle Ridge at Genoa, LLC recorded
December 13, 2004 in said office of Recorder, as Document No.
21 631680, the following courses:

- 22 North 65°18'47" East 151.79 feet;
- 23 North 38°42'54" East 598.32 feet;
- 24 North 53°25'50" East, 87.54 feet;
- 25 North 46°07'31" East, 109.99 feet;
- 26 North 34°11'49" East 286.18 feet;

27 thence South 46°51'04" East, 128.80 feet to the northerly corner of
28 Public Facilities Lot 'A' as shown on said Final Subdivision Map for
Eagle Ridge at Genoa; thence along the westerly boundary of said
Public Facilities Lot 'A', and Lots 15, 16, and 17 as shown on the
Final Subdivision Map for Eagle Ridge at Genoa, also being a
common boundary of said Parcel A-2, the following courses:

///



1 South 46°54'04" West, 529.28 feet;
2 South 36°51'56" West, 871.60 feet to the POINT OF BEGINNING.

3 3. Title is quieted in the name of Sanford M. Johnson and Victoria Hinder-
4 Johnson, to the real property located in the County of Douglas, State of Nevada being Assessor's
5 Parcel Number 1419-34-410-001 and more particularly described as follows:

6 Lot 14, as shown on the Final Subdivision Map Planned Unit
7 Development PD 04-001 for Eagle Ridge at Genoa, filed in the office
8 of the County Recorder of Douglas County, State of Nevada on July
9 29, 2005 in Book 0705, Page 13949, as Document No. 650856.

10 4. Title is quieted in the name of Timberland Holdings, LLC, a Nevada limited
11 liability company, to the real property located in the County of Douglas, State of Nevada being
12 Assessor's Parcel Number 1419-34-410-002 and more particularly described as follows:

13 Lot 15, as shown on the Final Subdivision Map Planned Unit
14 Development PD 04-001 for Eagle Ridge at Genoa, filed in the office
15 of the County Recorder of Douglas County, State of Nevada on July
16 29, 2005 in Book 0705, Page 13949, as Document No. 650856.

17 5. Title is quieted in the name of Gregory R. Myers and Patricia M. Myers as
18 Trustees of the Myers Family Trust, to the real property located in the County of Douglas, State of
19 Nevada being Assessor's Parcel Number 1319-03-110-002 and more particularly described as
20 follows:

21 Lot 13, as shown on the Final Subdivision Map Planned Unit
22 Development PD 04-001 for Eagle Ridge at Genoa, filed in the office
23 of the County Recorder of Douglas County, State of Nevada on July
24 29, 2005 in Book 0705, Page 13949, as Document No. 650856.

25 6. That the quitclaim deed recorded on December 22, 1922, in Book R of Deeds,
26 Page 334, of the public records of the County of Douglas, State of Nevada, granting all the mineral
27 rights to, in and upon Assessor's Parcel Number 1419-00-002-027 to Defendant, SIMON
28 EXTENSION MINING COMPANY is no longer enforceable and is of no effect.

26 ///
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28 ///

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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, Judgment Quieting
Title filed in case number: 07-CV-0067

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: July 23, 2007.

ALLISON, MacKENZIE, PAVLAKIS,
WRIGHT & FAGAN, LTD.
402 North Division Street
P.O. Box 646
Carson City, NV 89702

By: _____

JENNIFER MAHE, ESQ.

Nevada State Bar # 9620

JAMES R. CAVILIA, ESQ.

Nevada State Bar # 3921

Attorneys for Plaintiff,

EAGLE RIDGE AT GENOA, LLC,

a Nevada limited liability company

Deputy

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COPY

SEAL

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: July 24, 2007

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

