

OFFICIAL RECORD

Requested By:  
DAVID BALLARD

A.P.N.: 1320-13-000-003

File No:

0

When Recorded Return To:

✓ David Ballard  
18027 Pine St.  
Lakehead, CA 96051

A.P.N.: 1320-13-000-003

Douglas County - NV  
Karen Ellison - Recorder

Page: 1 Of 3 Fee: 16.00  
BK-0112 PG- 3392 RPTT: 0.00



PARTIAL RECONVEYANCE

KNOW ALL MEN BY THESE PRESENTS:

THAT, WHEREAS, California Reconveyance Company, qualified to do business in the State of Nevada, Trustee under Deed of Trust executed by William D. McAlister, an unmarried man, Trustor, and recorded May 18, 2004 as Document No. 613487, in Book 0504, Page 8555, in the office of the County Recorder of Douglas County, Nevada, having been duly requested to quitclaim and reconvey that portion of the real property covered by said Deed of Trust, hereinafter particularly described, in compliance with said request, and the payment of its fees in the premises, receipt of which is hereby acknowledged, **DOES HEREBY QUITCLAIM AND RECONVEY** to the person or persons legally entitled thereto, but without warranty, the real property described as:

All that certain property located within a portion of the NW ¼ of Section 13, Township 13 North, Range 20 East, M.D.B. & M. Being a portion of Parcel No. 2 of Parcel Map for Valley View Ventures, under File No 171456, Official Records, Douglas County, Nevada, more particularly described as follows:

**BEGINNING** at the southwest corner of Parcel 1, which is the NWNW 1/64 corner of said Section 13, monumented with a 5/8" rebar;

**THENCE**, N.00 57'34"E., a distance of 717.71 feet along the west line NE1/4NW1/4NW1/4 of said Section 13, to the southerly right of way line for Eldon Way, monumented with a 5/8 " rebar and cap stamped PLS 14346;

**THENCE**, easterly along said southerly right of way line S.89 26'32"E., a distance of 312.74 feet, to the NE corner of Parcel 1, monumented wit a 5/8" rebar and cap stamped PLS 14346;

**THENCE**, leaving said right of way line south 00 58'37"W., a distance 717.70 feet to the south line of the NE1/4NW 1/4NW1/4 of said Section 13," monumented wit a 5/8" rebar with a cap stamped PLS14346;

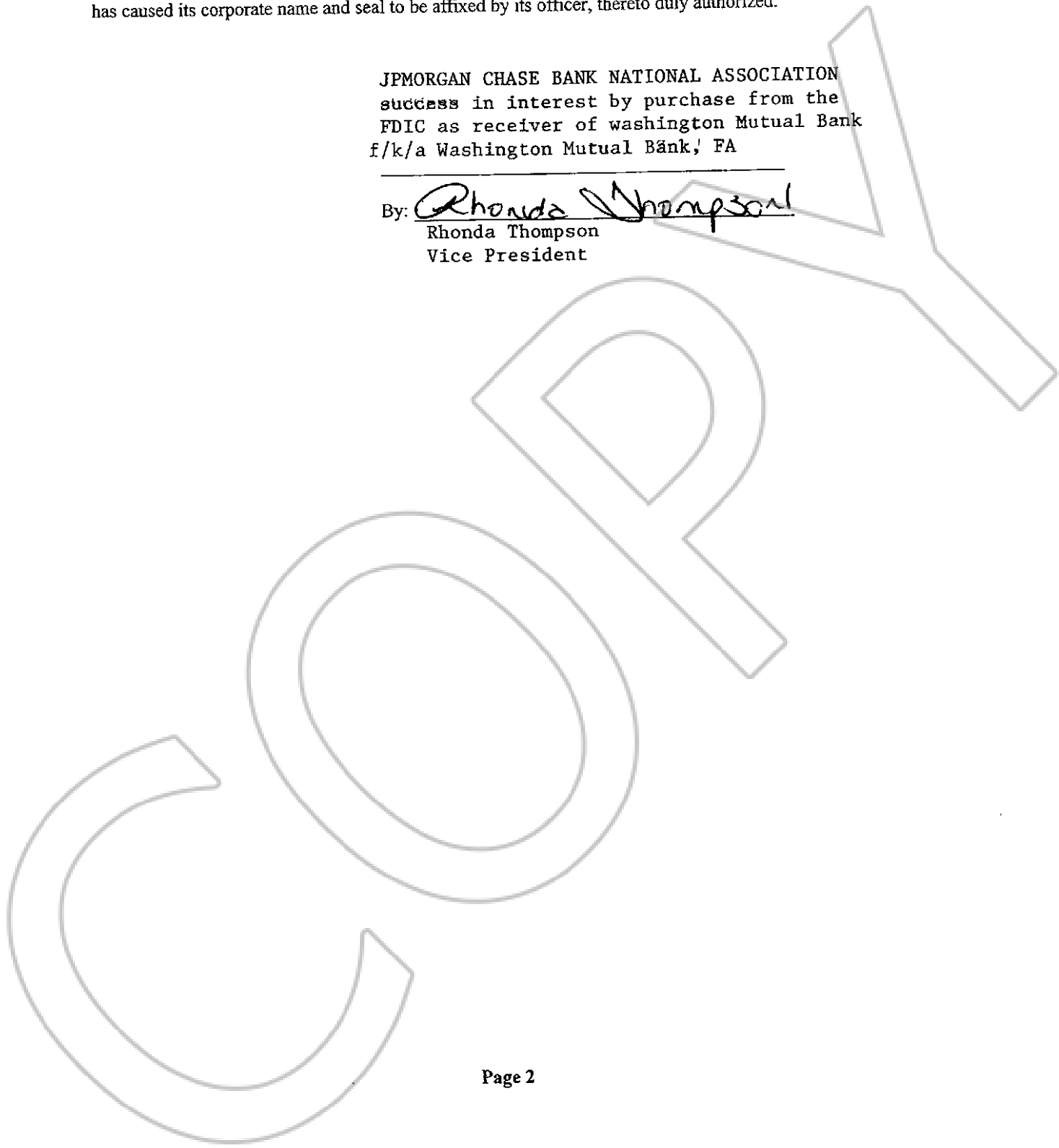
**THENCE**, along said south line N.89 26' 40"W., a distance of 312.52 feet to the point of the beginning and containing 5.15 acres, more or less of the NE1/4 of the NW1/4 of the NW1/4 of Section 13, Township 13 North, Range 20 East, M.D.B. &M.

The basis of bearings for this legal description is NAD83/94 and the U. S. State Plane coordinate system, Nevada West. Between found monuments on the northerly line of the NW1/4 of Section 13, measured as N89 26'32"W.

The remaining property mentioned in said Deed of Trust shall continue to be held by said trustee under the terms thereof, and this reconveyance shall not affect the personal liability of any person for the unpaid portion of the indebtedness mentioned as secured thereby. IN WITNESS WHEREOF, said **First American Title Company, a California corporation**, as such Trustee has caused its corporate name and seal to be affixed by its officer, thereto duly authorized.

JPMORGAN CHASE BANK NATIONAL ASSOCIATION  
success in interest by purchase from the  
FDIC as receiver of Washington Mutual Bank  
f/k/a Washington Mutual Bank, FA

By: Rhonda Thompson  
Rhonda Thompson  
Vice President



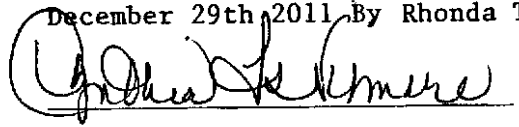
APN: 1320-13-000-003

Partial Reconveyance - continued

File 1312135720(GB)  
Date: June 10, 2011

STATE OF Louisiana            \_)  
  )SS.  
PARISH OF Ouachita            )

This instrument was acknowledged before me on  
December 29th, 2011 By Rhonda Thompson



Cynthia F. Wilmore  
Notary Public  
(My commission expires: Lifetime )

