

DOC # 808690  
09/06/2012 02:48PM Deputy: GB  
OFFICIAL RECORD  
Requested By:  
First Centennial - Reno  
Douglas County - NV  
Karen Ellison - Recorder  
Page: 1 of 5 Fee: \$18.00  
BK-912 PG-1057 RPTT: 83.85

APN 1420-06-401-019

RPTT \$ 83.85

WHEN RECORDED MAIL TO: and  
Mail Tax Statements to:  
George Soetje  
8031 Lakeshore Drive  
Sagle ID 83860



DEED IN LIEU OF FORECLOSURE

THIS INDENTURE WITNESSETH: That **SARAH McCLENDON**, as Personal Representative of the Estate of **Josephine Modesta Varner deceased and being one and the same as Josephine Pickens Varner**, In consideration of the sum of TEN (\$10.00), the Receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to **George Soetje, Trustee of the GEORGE SOETJE FAMILY TRUST DATED February 3, 1995**, whose address is: 8031 Lakeshore Drive Sagle ID 83860, all that real property situated in the City of Carson, County of ~~Carson City~~ <sup>Douglas</sup>, State of Nevada, described as follows:

**EXHIBIT A ATTACHED HERewith AND MADE APART HEREOF**

**Property commonly known as: 885 Jacks Valley Road, Carson City NV**

TOGETHER WITH all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

This deed in Lieu of Foreclosure is an absolute conveyance, the Grantors having sold said land to the Grantee for a fair and adequate consideration, such consideration, additional to that above recited, being full satisfaction and forgiveness of all obligations secured by the Deed of Trust executed by **Jeremme McGilvray, an unmarried man**, to Northern Nevada Title Company of Nevada Corporation. Trustee for **George Soetje, an unmarried man**, Beneficiary, and recorded on July 3, 2001 in Book 701, page 323 as Document #517626, Official Records, Douglas County, Nevada. **Carrol Varner and Josephine Pickens Varner, Husband and wife as joint tenants were the successors in interest to Jeremme McGilvray an unmarried man by that certain Grant Bargain and Sale Deed Recorded February 23, 2004 as document #605392 to Lisa McGilvray, an unmarried woman who than executed that certain Grant Bargain and Sale Deed to Carol Varner and Josephine Pickens Varner, Husband and wife as joint tenants recroded on February 23, 2004 as document #605393 official records of Douglas County recorders office.**

SPACE BELOW FOR RECORDER



Sarah McClendon, is the Personal Representative of the Estate of Josephine Modesta Varner, Deceased, and is entering into this Deed pursuant to that certain order Admitting will to probate for Issuance of letters Testamentary and summary administration, filed on August 7, 2012, in the first Judicial District Court of the State of Nevada, in and for Carson City in Dept. II under Case No. 12PBT000451B. Grantor declares that this conveyance is freely and fairly made and that there are no agreements, oral or written, other than this deed between the parties hereto with respect to the property hereby conveyed.

Executed on this 30 day of August, 2011

*Sarah McClendon*

By Sarah McClendon as Personal Representative  
of the estate of JOSEPHINE MODESTO VARNER

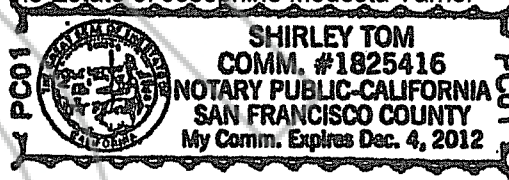
State of CALIFORNIA )

) ss

County of SAN FRANCISCO

This Instrument was acknowledged before me on August 30, 2012, by Sarah McClendon, as Personal Representative of the Estate of Josephine Modesta Varner Deceased.

*[Signature]*  
\_\_\_\_\_  
Notary Public



Grantee joins in the execution of this deed for the purpose of evidencing that the Grantee hereby accepts this conveyance as being in lieu of full satisfaction of all obligations secured by the Deed of Trust above described.

Executed this \_\_\_\_\_ day of \_\_\_\_\_, 2012

\_\_\_\_\_  
George Soetje, Trustee

SPACE BELOW FOR RECORDER



Sarah McClendon, is the Personal Representative of the Estate of Josephine Modesta Varner, Deceased, and is entering into this Deed pursuant to that certain order Admitting will to probate for Issuance of letters Testamentary and summary administration, filed on August 7, 2012, in the first Judicial District Court of the State of Nevada, in and for Carson City in Dept. II under Case No. 12PBT000451B. Grantor declares that this conveyance is freely and fairly made and that there are no agreements, oral or written, other than this deed between the parties hereto with respect to the property hereby conveyed.

Executed on this \_\_\_\_\_ day of \_\_\_\_\_, 2011

\_\_\_\_\_  
By Sarah McClendon as Personal Representative  
of the estate of JOSEPHINE MODESTO VARNER

State of \_\_\_\_\_ )  
) ss  
County of \_\_\_\_\_ )

This Instrument was acknowledged before me on \_\_\_\_\_, 2012, by Sarah McClendon, as Personal Representative of the Estate of Josephine Modesta Varner Deceased.

\_\_\_\_\_  
Notary Public

Grantee joins in the execution of this deed for the purpose of evidencing that the Grantee hereby accepts this conveyance as being in lieu of full satisfaction of all obligations secured by the Deed of Trust above described.

Executed this 30 day of August, 2012

George Soetje Trustee  
George Soetje, Trustee

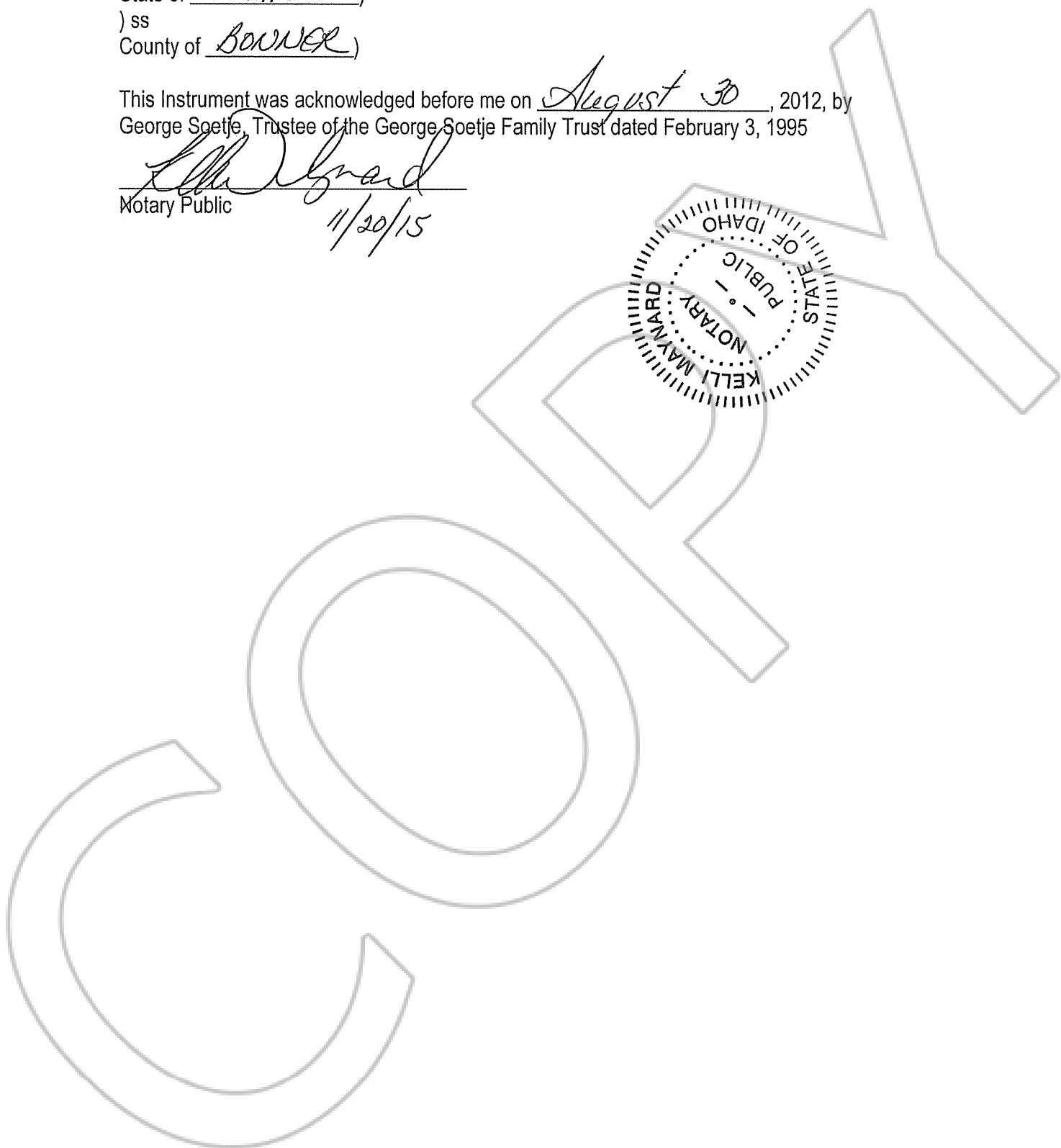
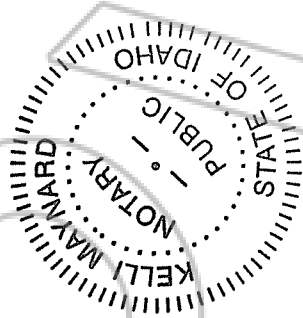
SPACE BELOW FOR RECORDER



State of IDAHO )  
) ss  
County of BOWNE )

This Instrument was acknowledged before me on August 30, 2012, by  
George Soetje, Trustee of the George Soetje Family Trust dated February 3, 1995

*Kelli Maynard*  
Notary Public  
*11/20/15*



SPACE BELOW FOR RECORDER

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EXHIBIT "A"

LEGAL DESCRIPTION

The Westerly 220 feet of that portion of the Southeast Quarter of the Southeast Quarter of the South Half of Lot 1 of the Southwest Quarter of Section 6, Township 14 North, Range 20 East, M.D.B.&M., lying Southerly of the existing Jack's Valley Road.

ASSESSOR'S PARCEL NO. 1420-06-410-019

