

Assessor's Parcel Number: 1318-15-611-012

Recording Requested By:

Name: Richard L. Geiser, Geiser Tile & Stone

Address: 601 Arthur Dr.

City/State/Zip Carson City, NV 89701

Real Property Transfer Tax:

DOUGLAS COUNTY, NV **2015-856056**
Rec:\$20.00
Total:\$20.00 **01/26/2015 11:07 AM**
RICHARD L GEISER Pgs=7



00007048201508560560070070

KAREN ELLISON, RECORDER

\$ _____

Notice of Lien

(Title of Document)

This page added to provide additional information required by NRS 111.312 Sections 1-2. (Additional recording fee applies)

This cover page must be typed or legibly hand printed.

*Geiser Tile & Stone
601 Arthur Drive
Carson City, Nevada 89701
Office: (775) 882-4527 Cell: (775) 247-3940
Fax: (775) 882-1592
NV License 0055747; 0055748A
CA License 783861*

VIA CERTIFIED MAIL, REGULAR MAIL AND HAND DELIVERY

Date: January 26, 2015

To: Mr. James Gansinger
325 Seminole Way
Zephyr Cove, Nevada 89449;

P.O. Box 10088
Zephyr Cove, Nevada 89448

Assessor's Parcel Number: 1318-15-611-012

NOTICE OF LIEN

The undersigned claims a lien upon the property described in this notice for work, materials or equipment furnished for the improvement of the property:

1. The amount of the original contract is: \$ 30,104.00
2. The total amount of all additional or changed work, materials and equipment, if any, is:
\$ 6,689.80
3. The total amount of all payment received to date is: \$0.00 (Zero).
4. The amount of the lien, after deducting all just credits and offsets, is: \$ 36,793.80
5. The name of the owner, if known, of the property is: James Gangsinger.
6. The name of the person by whom the lien claimant was employed or to whom the lien claimant furnished or agreed to furnish work, materials or equipment is: James Gangsinger
7. A brief statement of the terms of payment of the lien Claimant's contract is: Provide all pick-up and delivery of all hard surface materials. Install all owner and decorator's supplied material per decorator's specifications for improvement of property identified as 325 Seminole Way; Zephyr Cove, Nevada 89449, under contract with A. R. Chambers Construction, Inc.
8. A description of the property to be charged with the lien is:

325 Seminole Way, Zephyr Cove, Nevada 89449 is the location of the aforementioned property. The real property situated in the County of Douglas, State of Nevada, described as follows on the Grant, Bargain and Sale Deed:

Lot 9, in block C, as shown on the map of Round Hill Village Unit No. 4, filed in the Office of the County Recorder of Douglas County, Nevada, on April 25, 1966, in Book 1 of Maps as Document No. 31837.

A copy of the aforementioned document is located in the attachments as "EXHIBIT A". Additionally, "EXHIBITS B, C and D" (Assessor's description, secured property detail and ownership history respectively) are also included in the attachments.

This notice is being provided pursuant to Nevada Revised Statute (NRS) 108.226 and may be amended at a future date pursuant to NRS 108.229.

Richard L. Geiser
Name of Lien Claimant
Richard L. Geiser
By
(Authorized Signature)

State of Nevada)
County of Douglas) ss.

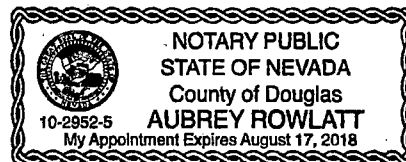
Richard L. Geiser, being first duly sworn on oath according to law, deposes and says:

I have read the foregoing Notice of Lien, know the contents thereof and state that the same is true of my own personal knowledge, except those matters stated upon information and belief, and, as to those matters, I believe them to be true.

Richard L. Geiser
(Authorized Signature of Lien Claimant)
Richard L. Geiser

Subscribed and sworn to before me
This 26th day of the month of January of the year 2015

Aubrey Rowlatt
Notary Public in and for
the County and State



cc: Joan Wright, Esq., Allison, MacKenzie (Hand Delivery Only)
A. R. Chambers Construction, Inc.

14

OFFICIAL RECORD
Requested By:
FREID & GOLDSMAN

1318-15-611-012
A.P.N.: 05-343-090 ✓ Fried + Goldman
File No: () 2029 Century Park East # 860
When Recorded Return To: Los Angeles, CA 90067
James Gansinger
3836 Glenridge Drive
Sherman Oaks, CA 91423

Douglas County - NV
Werner Christen - Recorder

Page: 1 Of 1 Fee: 14.00
BK-0806 PG-7882 RPTT: # 6



GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Kelly L. Gansinger, spouse of grantee herein

do(es) hereby GRANT, BARGAIN and SELL to

James M. Gansinger, as his sole and separate property

the real property situate in the County of , State of Nevada, described as follows:

Lot 9, in Block C, as shown on the map of Round Hill Village Unit No. 4, filed in the Office of the County Recorder of Douglas County, Nevada, on April 25, 1966, in Book 1 of Maps as Document No. 31837.

Subject to

THIS DEED IS GIVEN TO DIVEST ANY COMMUNITY PROPERTY INTEREST KELLY L. GANSINGER MAY HAVE IN THE ABOVE DESCRIBED REAL PROPERTY BY REASON OF HER MARRIAGE TO JAMES M. GANSINGER.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Date: 8/26/2006

Kelly L. Gansinger
KELLY L. GANSINGER

STATE OF CALIFORNIA
COUNTY OF Los Angeles

This instrument was acknowledged before me on
06-26-06 by
Kelley L. Gansinger

[Signature]
Notary Public
(My commission expires: 01-20-08)

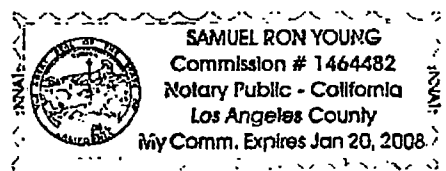


EXHIBIT "A"

Assessor Data Inquiry - Legal Description

Legal Description for Parcel # 1318-15-611-012				
Legal Description	Sect/ Lot	Town/ Block	Range	Acres
	15	13	18	.220
Changed from Parcel # 0000-05-343-090				

The assessor's legal descriptions are for information purposes only and are insufficient for transferring title. Please refer to your last recorded deed or map.

[Go Back](#)



EXHIBIT "B"

Assessor Data Inquiry - Secured Property Detail

x

[Assessor Home](#)
[Personal Property](#)
[Sales Data](#)
[Annual Taxes](#)
[Recorder Website](#)

Parcel Detail for Parcel # 1318-15-611-012

Location

Property Location 325 SEMINOLE
 Town ROUND HILL GID
 Subdivision ROUND HILL VILLAGE #4 Lot B Block C
 Property Name

[Add Addresses](#)
[Assessor Maps](#)
[Legal Description](#)

Ownership

Assessed Owner Name GANSINGER, JAMES M
 Mailing Address 3836 GLENRIDGE DR
 SHERMAN OAKS, CA 91423
 Legal Owner Name GANSINGER, JAMES M
 Vesting Doc#, Date 682679 08/21/08 Book/Page 06 / 8 / 7882
 Map Document #s

[Ownership History](#)
[Document History](#)

Description

Total Acres .220 Ag Acres .000 W/R Acres .000

Improvements

Single-fam Detached 1	Non-dwell Units 0	Bdrm/Bath 0 / .00
Single-fam Attached 0	MH Hookups 0	Stories 3.0
Multi-fam Units 0	Wells 0	
Mobile Homes 0	Septic Tanks 0	
Total Dwelling Units 1	Bldg Sq Ft 3,161	
	Garage Sq Ft 400	Atch/Detch 8
	Basement Sq Ft 0	Finished 0

[Improvement List](#)
[Improvement Sketches](#)
[Improvement Photos](#)

Appraisal Classifications

Current Land Use Code 200 [Code Table](#)

Zoning
 Re-appraisal Group 5 Re-appraisal Year 2014
 Orig Constr Year 1978 Weighted Year

Assessed Valuation

Assessed Values	2015-16	2014-15	2013-14
Land	70,000	70,000	70,000
Improvements	76,526	74,332	69,968
Personal Property	0	0	0
Ag Land	0	0	0
Exemptions	0	0	0
Net Assessed Value	146,526	144,332	139,968
Increased (New) Values			
Land	0	0	0
Improvements	0	0	0
Personal Property	0	0	0

Taxable Valuation

Taxable Values	2016-16	2014-15	2013-14
Land	200,000	200,000	200,000
Improvements	224,360	212,377	199,909
Personal Property	0	0	0
Ag Land	0	0	0
Exemptions	0	0	0
Net Taxable Value	424,360	412,377	399,909
Increased (New) Values			
Land	0	0	0
Improvements	0	0	0
Personal Property	0	0	0

[Back to Search List](#)

"EXHIBIT C"

Assessor Data Inquiry - Ownership History

Ownership History for Parcel # 1318-15-611-012

Current Owners	
Name	From
GANSINGER, JAMES M 3836 GLENRIDGE DR SHERMAN OAKS, CA 91423	2006

Prior Owners		
Name	From	To
GANSINGER, JAMES & KELLY K % GANSINGER, JAMES M 3836 GLENRIDGE DR SHERMAN OAKS, CA 91423	2005	2005
COA PER MAIL 9/12/05	0	0

NOTE: This is not a complete history and should not be used in place of a title search.

[Go Back](#)

COPY

EXHIBIT "D"