

APN# : 1220-25-511-007

077481-TEA

Recording Requested By:

Western Title Company, Inc.

When Recorded Mail To:

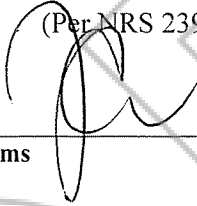
West Ridge Homes, Inc.

610 Dark Horse Court

Gardnerville, NV 89410

I the undersigned hereby affirm 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

Traci Adams

Escrow Officer

**Substitution of Trustee and Deed of Full Reconveyance**

This page added to provide additional information required by NRS 111.312  
(additional recording fee applies)

## SUBSTITUTION OF TRUSTEE AND DEED OF FULL RECONVEYANCE

The undersigned Beneficiaries, Jerry Smith and Starla Smith, as to 69% interest and Bonnie D. Feticc, Trustee of the Bonnie D. Feticc Trust dated October 26, 2005 as to 31% interest in and under the provisions of that certain Deed of Trust executed by West Ridge Homes, Inc., a Nevada corporation, Trustors, to Western Title Company, LLC, a Nevada limited liability company, as Trustee for Jerry Smith and Starla Smith, as to 69% interest and Bonnie D. Feticc, Trustee of the Bonnie D. Feticc Trust dated October 26, 2005, as to 31% interest, Beneficiaries, dated 10/23/2015 and recorded On October 29, 2015, Document 2015-871967 of Official Records in the office of the Recorder of Douglas, State of Nevada, do(es) in accordance with the provisions of said Deed of Trust, hereby give notice of the Substitution and Appointment of Jerry Smith and Starla Smith, as to 69% interest and bonnie d. fettick, Trustees of the Bonnie D. Feticc Trust dated October 26, 2005 as to 31% interest in place and instead of Western Title Company, LLC, a Nevada limited liability company the Trustee above named, and do(es) hereby vest in said substituted Trustee, all the rights, title, estate, power, duty and trusts conferred by said Deed of Trust upon the Trustee therein named. And whereas the indebtedness secured, to be paid by the Deed of Trust above mentioned has been fully paid and/or satisfied.

NOW THEREFORE, Jerry Smith and Starla Smith, as to 69% interest and Bonnie D. Fettick, Trustees of the Bonnie D. Feticc Trust dated October 26, 2005 as to 31% interest, substituted Trustee, does hereby GRANT AND RECONVEY unto the parties entitled thereto without warranty, all the estate and interest derived to the said Trustee under said Deed of Trust in the lands therein described, situated in the City of Gardnerville County of Douglas, State of Nevada. Reference being hereby made specifically to said Deed of Trust and the record thereof for a particular description of said lands.

Dated: \_\_\_\_\_

7/8/16

Beneficiary and Substituted Trustee

*Jerry Smith*  
Jerry Smith

*Starla Smith*  
Starla Smith

The Bonnie Fetic Trust dated October 26, 2005

*Bonnie D. Fetic*  
Bonnie D. Fetic, Trustee

STATE OF NEVADA

COUNTY OF

Douglas

} ss

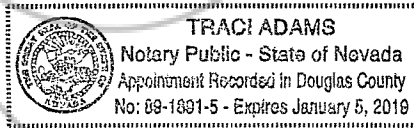
This instrument was acknowledged before me on

7/8/16

by Jerry Smith, Starla Smith and Bonnie D. Fetic.

*JA*

Notary Public



**EXHIBIT "A"**

All that certain real property situate in the County of Douglas, State of Nevada, described as follows:

All that portion of Lot 7 of Final Subdivision Map LDA #06-030 for SADDLEROCK SUBDIVISION, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada on April 15, 2009, in Book 0409, Page 3932 as Document No. 741415, Official Records, described as follows:

A parcel of land located within a portion of Section 25, Township 12 North, Range 20 East, MDM, Douglas County, Nevada, being more particularly described as follows:

**BEGINNING** at the Southeast corner of the Parcel 2 as shown on the Parcel Map for Richard W. & Lesley Anne Sears, Document No. 518967 of the Douglas County Recorder's Office, also being the Northeast corner of Lot 7 as shown on the Final Map of Saddlerock Subdivision Document No. 741415 of the Douglas County Recorder's Office, which bears S. 72°20'02" W., 2485.74 feet from the Northwest corner of said section 25; thence S. 00°06'41" W., along Easterly line of said Lot 7, 291.53' to the Southeast corner of said Lot 7; thence N. 51°26'07" W., along the Southerly line of said Lot 7, 305.31' to the Southwest corner of said Lot 7, also being a point on the Easterly right-of-way line of Lone Star Court as shown on said Final Map; thence along said Easterly right-of-way line the following three courses:

1. 91.56' along a non-tangent curve to the left having a radius of 60.00', and a central angle of 87°25'53", (chord bears N. 12°58'5" E., 82.93');
2. 27.70' along a reverse curve to the right having a radius of 25.00', and a central angle of 63°29'21" , (chord bears N. 00°59'59" E., 26.31');
3. 13.42' along a reverse curve to the left having a radius of 230.00', and a central angle of 03°20'38", (chord bears N. 31 °04'21" E., 13.42');

thence S. 60°35'20" E., 34.73' to the Southwest corner of said Parcel 2; thence S. 89°53'21" E., along the South line of said Parcel 2, 183.04' to the POINT OF BEGINNING.

**Basis of Bearing:**

South line of Parcel 1 as shown on Parcel Map LDA #00-081 for Richard W. & Lesley Anne Sears, Document No. 518967 of the Douglas County Recorder's Office.

**NOTE:** Reference is hereby made to that certain Record of Survey to Support a Boundary Line Adjustment for Gerald & Katherine Jilk and Charles & Patricia Zumpft, recorded in the office of the County Recorder of Douglas County, Nevada on June 4, 2010, as Document No. 764798, in Book 0610, Page 1094 of Official Records.

**NOTE: The above metes and bounds description appeared previously in that certain Grant, Bargain and Sale Deed recorded in the office of the County Recorder of Douglas County, Nevada on October 29, 2015, as Document No. 2015-871966 of Official Records.**

**Assessor's Parcel Number(s):  
1220-25-511-007**

