

**RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:**

MOLSBY & BORDNER, LLP
6380 Mae Anne Ave, Ste 7
Reno, NV 89523



00049524201708935790040049

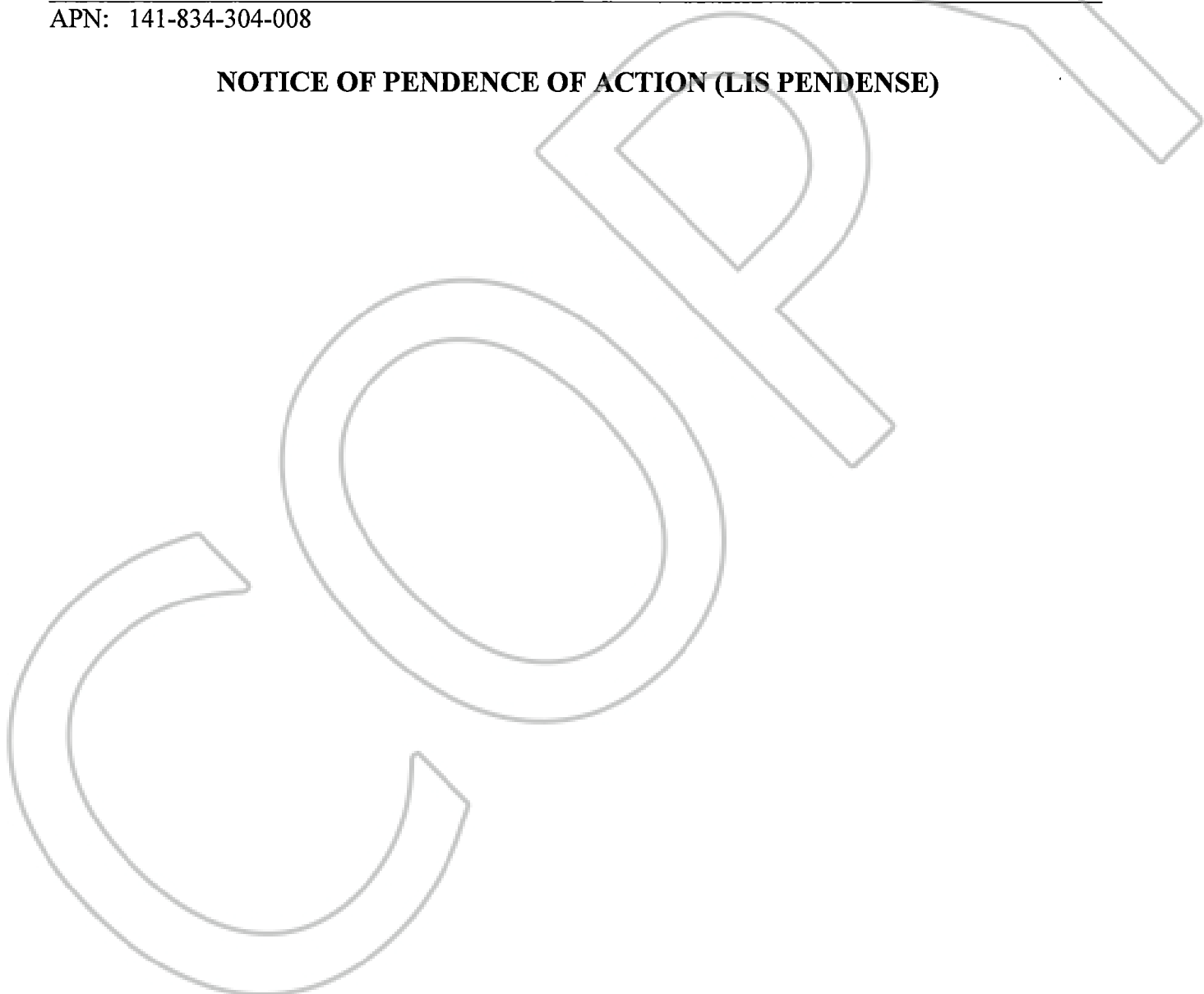
KAREN ELLISON, RECORDER

MAIL TAX STATEMENTS TO:

MOLSBY & BORDNER, LLP
6380 Mae Anne Ave, Ste 7
Reno, NV 89523

APN: 141-834-304-008

NOTICE OF PENDENCE OF ACTION (LIS PENDENSE)



RECEIVED

JAN 10 2017

Douglas County
District Court Clerk

FILED

2017 JAN 10 PM 12:11

BOBBIE R. WILLIAMS
CLERK

A. NEWTON
DEPUTY

NINTH JUDICIAL DISTRICT COURT OF THE STATE OF NEVADA

DOUGLAS COUNTY

JEFFREY A. MCCLURE, individually and)
as Co-Trustee of the McClure Family)
Living Trust; and DARCEL JONAY)
MCCLURE, individually and as Co-)
Trustee of the McClure Family Living)
Trust;)

Plaintiffs,)

vs.)

DAVID R. STILES, an individual; KELLY)
RODRIQUES, an individual; also all other)
persons unknown claiming any right, title,)
estate, lien or interest in the real property)
described in the complaint adverse to)
Plaintiffs' ownership, or any cloud upon)
Plaintiffs' title thereto; and DOES 1-10,)
inclusive;)

Defendants.)

NOTICE OF PENDENCY OF ACTION (LIS
PENDENS)

NOTICE IS HEREBY GIVEN that the above-captioned action was commenced on

September 28, 2016, in the above-captioned court by Plaintiffs JEFFREY A. MCCLURE,
individually and as Co-Trustee of the McClure Family Living Trust and DARCEL JONAY
MCCLURE, individually and as Co-Trustee of the McClure Family Living Trust (collectively
"Plaintiffs") against Defendants DAVID R. STILES, an individual, KELLY RODRIQUES, an
individual, also all other persons unknown claiming any right, title, estate, lien or interest in the
real property described in the complaint adverse to Plaintiffs' ownership, or any cloud upon

Molsby & Bordner, LLP
6380 Mac Anne Ave., Unit 7
Reno, NV 89523

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
--

1 Plaintiffs' title thereto and Does 1-10. The action is now pending in the above-entitled Court, as
2 more fully described in the Complaint filed therein on September 28, 2016, which affects the
3 possession, right, title and interest to real property commonly known as 173 Snug Harbor, Zephyr
4 Cove, Nevada 89448 and more particularly described as follows:

5 A parcel of land situated in and being apportion of the Southwest ¼ of Section 34,
6 Township 14 North, Range 18 East, M.D.B. & M., described as follows:
7 Commencing at the intersection of the northern line of Subdivision 5 of Lot 3,
8 Section 34, Township 14 North, Range 18 East M.D.B. & M., of the A. Cohn
9 Tract, a plat of which is recorded in the Douglas County Recorder's Office, with
10 the western line of U.S. Highway 50, said point of beginning marked by a three
11 inch iron pipe monument, from which the centerline Station 299+35.85 P.O.T.,
12 bears South 89°53' East, a distance of 41.98 feet; running thence South 17°32' East,
13 along said western line of U.S. Highway 50, a distance of 128.10 feet to an iron
14 pipe monument; thence North 89°07' West, a distance of 401.42 feet to the true
15 point of beginning; thence North 89°07' West, a distance of 25.00 feet, the last
16 determined point being herein referred to as "Point A"; thence North 89°07' West,
17 a distance of 177.86 feet, more or less to the shore line of Lake Tahoe; thence
18 Northerly along said shore line of Lake Tahoe, a distance of 40.00 feet, more or
19 less to a line drawn North 89°07' West from a point distance North 0°07' East, a
20 distance of 40.00 feet from "Point A" above mentioned; thence South 89°07' East
21 along the line so drawn, a distance of 177.30 feet, more or less, to a line drawn
22 North 00°07' West from "Point A" above mentioned; thence North 0°07' West, a
23 distance of 67.82 feet; thence South 61°00' East a distance of 28.55 feet to a line
24 drawn North 0°07' West, a distance of 94.00 feet, more or less to the true point of
25 beginning.

16 EXCEPTING therefrom all that portion of said land lying within the bed of Lake
17 Tahoe below the elevation of 6223.00 feet, Lake Tahoe Datum established by NRS
321.595.

18 The above metes and bounds description previously appeared in document
19 recorded August 7, 2001, in Book 802, page 1843, as Instrument No. 548898.

20 A.P.N. 141-834-304-008

22 Dated: 1/6/17

MOLSBY & BORDNER, LLP


Cameron D. Bordner, Esq.

bordner@mobilaw.com

Nevada Bar No. 13831

6380 Mae Anne Avenue, Unit 7

1 Reno, NV 89523
2 (775) 624-9480
3 Robin D. Shofner, Esq.
4 shofner@mopolaw.com
5 Nevada Bar No. 13758
6 1830 15th Street, Suite 100
7 Sacramento, CA 95811
8 (916) 447-0529
9 Attorney for Plaintiffs:
10 JEFFREY A. MCCLURE, individually and
11 as Co-Trustee of the McClure Family Living
12 Trust; and DARCEL JONAY MCCLURE,
13 individually and as Co-Trustee of the
14 McClure Family Living Trust

15 **CERTIFICATE OF SERVICE**

16 Pursuant to NRCP 5, I hereby certify, under penalty of perjury, that I am an employee of
17 Molsby & Bordner, LLP and that on January 6, 2017, I caused envelopes, each containing a true
18 and correct copy of the foregoing **NOTICE OF PENDENCY OF ACTION (LIS PENDENS)**
19 to be deposited for mailing in the U.S. Mail, with postage paid, addressed to the following persons
20 below:


21 Michael K. Johnson, Esq.
22 Rollston, Henderson, Crabb & Johnson, Ltd.
23 P.O. Box 4848
24 Stateline, NV 89449
25 Tel: (775) 588-4212
Attorney for Defendant David R. Stiles

Richard J. McGuffin, Esq.
Alling & Jillson, Ltd.
P.O. Box 3390
Lake Tahoe, NV 89449
Attorney for Defendant Kelly
Rodriques

26 
Courtney Cox

27 **CERTIFIED COPY**

28 The document to which this certificate is attached is a
29 full, true and correct copy of the original in file and of
30 record in my office.

31 DATE 1-10-17
32 BOBBIE R. WILLIAMS Clerk of Court
33 of the State of Nevada, in and for the County of Douglas,
34 By  Deputy