

DOUGLAS COUNTY, NV

**2017-903550**

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**09/05/2017 09:20 AM**

FIRST AMERICAN TITLE MINDEN

KAREN ELLISON, RECORDER

APN: 1318-15-802-004

APN: \_\_\_\_\_

APN: \_\_\_\_\_

2523279-JL

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TITLE OF DOCUMENT Amended Order confirming Trustee

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1 CASE NO.: 06-PB-0020

AUG 23 2017

2 DEPT. NO.: II

Douglas County  
District Court Clerk

2017 AUG 23 PM 3:36

BOBBIE R. WILLIAMS  
CLERK

3  
4  
5 **IN THE NINTH JUDICIAL DISTRICT OF THE STATE OF NEVADA**  
6 **IN AND FOR THE COUNTY OF DOUGLAS**

7  
8 *In the Matter of the Estate of:*

*Second*

~~AMENDED ORDER~~  
CONFIRMING TRUSTEE AND TRUST ASSETS

9  
10 LEE ROBERT CLEMENTS,

11 Deceased.

12  
13 BE IT REMEMBERED that the Petition For Order Confirming Trustee And Trust Assets  
14 came on regularly for hearing before the above-entitled Court on the 20<sup>th</sup> day of March, 2006; the  
15 Court finds that all interested parties have waived notice of the hearing of the Petition and have  
16 further consented to the Petition, and good cause appearing therefore

17  
18 IT IS HEREBY ORDER, ADJUDGED AND DECREED as follows:

19 1. That WILLIAM THOMAS CLEMENTS is hereby confirmed as Successor  
20 Trustee of the LEE ROBERT CLEMENTS TRUST dated May 1, 1979.

21  
22 2. That the hereinafter set-out assets are assets of the LEE ROBERT  
23 CLEMENTS TRUST dated May 1, 1979, and are subject to the management and control of the  
24 Successor Trust of said Trust, namely WILLIAM THOMAS CLEMENTS. The assets are as  
25 follows:  
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27 a. Decedent's one-half (1/2) interest in the Casa del Sol Apartments located at  
28 84 and 90 McFaul Way, Roundhill, Douglas County, Nevada. (APNs

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1318-15-802-004 and 1318-15-802-006; legal descriptions are attached as Exhibit "A".)

- b. Decedent's one-half (1/2) interest in a grocery store building located in Reedsport, Oregon. (Legal Description is attached as Exhibit "B".)
- c. Decedent's one-half (1/2) interest in a cabin located in Smith River, Reedsport, Oregon. (APN 20030TL3900.)

3. The Successor Trustee shall have all the powers as provided for in the LEE ROBERT CLEMENTS TRUST dated May 1, 1979.

This is an Order Nunc Pro Tunc correcting the previous Amended Order Confirming Trustee and Trust Assets dated September 15, 2011.

Dated: 8/23/17

[Signature]  
DISTRICT COURT JUDGE

**CERTIFIED COPY:**

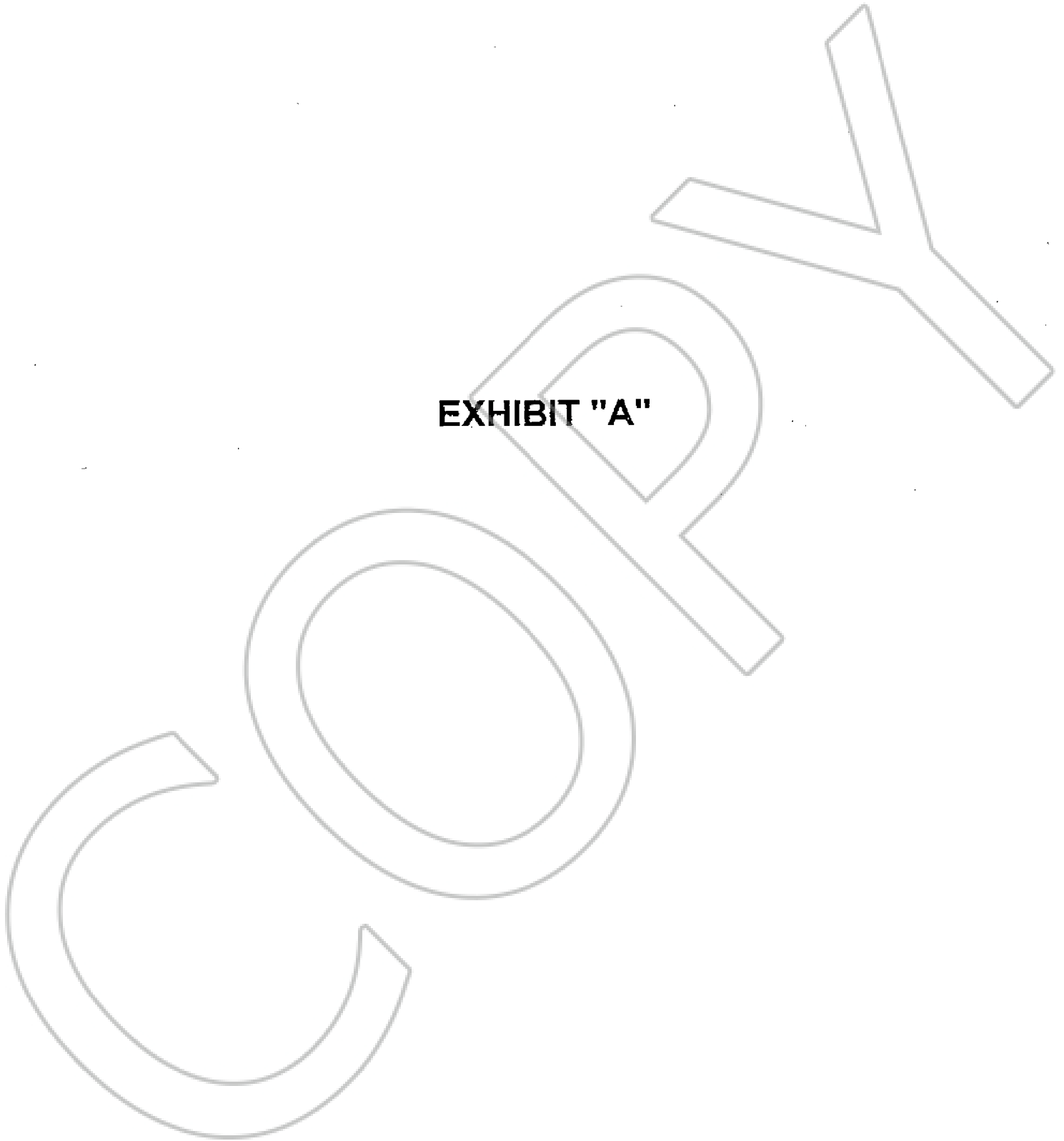
The document to which this certificate is attached is a full, true and correct copy of the original in file and of record in my office:

DATE 8/23/17

BOBBIE R. WILLIAMS Clerk of Court  
of the State of Nevada, in and for the County of Douglas,

By [Signature] Deputy

**EXHIBIT "A"**



All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, described as follows:

Commencing at the Northwesterly centerline terminous of that certain tangent on McFaul Way, designated as North 25°11'00" West a distance of 232.77, as shown on the map of Round Hill Village Unit No. 1, filed in the office of the County Recorder of Douglas County, Nevada; thence South 64°49'00" West a distance of 30.00 feet to the Southwesterly right of way line of said McFaul Way; thence South 25°11'00" East along said right of way line a distance of 14.77 feet to a 5/8 inch diameter rebar, the true point of beginning; thence from the true point of beginning and along the boundaries of the parcel of land conveyed to the Round Hill General Improvement District by deed recorded August 3, 1970, in Book 78 of Official Records at page 142, Douglas County, Nevada, records, and leaving said right of way line South 84°24'00" West a distance of 113.00 feet to a rebar; thence North 08°36'00" West a distance of 15.00 feet to a rebar; thence South 81°24'00" West a distance of 10.00 feet to a rebar; thence South 12°26'00" East a distance of 62.32 feet, (described in said deed as being a distance of 60 feet more or less) to concrete nail and brass seal stamped R.L.S. 1635 set in wall of an existing boiler house, 16 inches above the ground; thence along said wall North 81°02'37" East a distance of 8.20 feet (described in said deed as bearing North 81°24' East 6 feet more or less to the corner of the existing boiler house) to a similar seal at the corner of said boiler house; thence North 83°20'46" East a distance of 123.89 feet (described in said deed a bearing North 84°24' East 126 feet more or less) to the Southwesterly right of way line of said McFaul Way; thence North 25°11'00" West along said right of way line of distance of 47.38 feet to the true point of beginning.

Post-it® Fax Note		7871	Onto	# of pages
To	J. RAUBECK		From	BULL CEMENTS
Co./Dept.			Co.	
Phone #			Phone #	
Fax #			Fax #	

EXHIBIT "A"

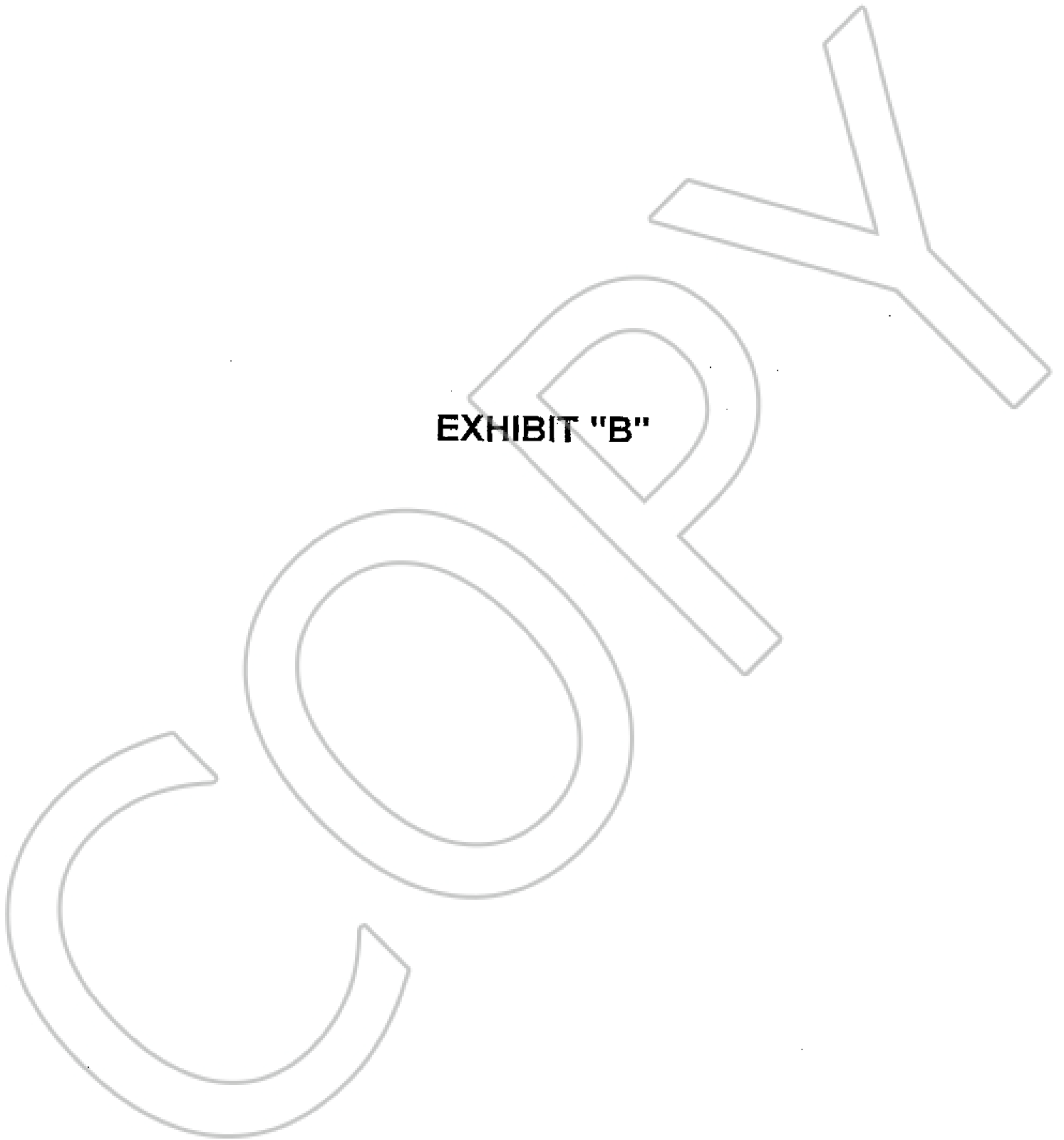
Portion of the Southeast quarter of Section 15, Township 13 North, Range 18 East, M.D.B.&M., being more particularly described as follows:

Commencing at the intersection of the centerlines of U.S. Highway 50 and Elks Point Road; thence North  $42^{\circ}24'00''$  East, along said centerline of Elks Point Road, 308.38 feet; thence continuing along said centerline around a curve to the left having a radius of 350.00 feet through a central angle of  $42^{\circ}12'$  a distance of 257.79 feet; thence North  $89^{\circ}48'$  West, 30.00 feet to the Westerly right of way line of Elks Point Road; thence Southerly along a curve to the right having a radius of 320.00 feet through a central angle of  $8^{\circ}53'25''$ , 49.60 feet; thence North  $35^{\circ}36'$  West 279.46 feet to the point of beginning; thence continuing North  $35^{\circ}36'$  West, 69.0 feet; thence North  $12^{\circ}36'$  West, 50.00 feet; thence North  $15^{\circ}54'23''$  East, 63.22 feet; thence along a curve to the right having a radius of 30.00 feet through a central angle of  $61^{\circ}29'37''$  a distance of 32.20 feet; thence North  $77^{\circ}24'$  East, 78.66 feet to the intersection of the Westerly right of way line of McFaul Way and the most Northerly corner of this parcel; thence South  $25^{\circ}11'$  East, 128.9 feet; thence South  $54^{\circ}00'52''$  West, 148.52 feet, more or less, to the point of beginning.

TOGETHER WITH a non-exclusive easement for roadway purposes, to be used in common with others, over and across the following described property:

Beginning at the point referred to in the above legal description at the intersection of the Westerly right of way line of McFaul Way and the most Northerly corner of that parcel described, being the true point of beginning; thence South  $77^{\circ}24'$  West, 78.66 feet; thence along a curve to the left having a radius of 30.00 feet, through a central angle of  $61^{\circ}29'37''$  a distance of 32.20 feet; thence South  $15^{\circ}54'23''$  West 63.22 feet; thence North  $12^{\circ}36'$  West, 53.73 feet; thence North  $15^{\circ}54'23''$  East 15.66 feet; thence along a curve to the right having a radius of 55.00 feet through a central angle of  $61^{\circ}29'37''$  a distance of 59.03 feet; thence North  $77^{\circ}24'$  East, 73.02 feet; thence South  $25^{\circ}11'$  East, 25.62 feet to the true point of beginning.

**EXHIBIT "B"**





LEGAL DESCRIPTION

The Easterly one hundred fifty (150) feet, the Northerly boundary of which is the Southerly right-of-way line of Highway 101 Service Road; the Easterly boundary of which is the Westerly line of 22nd Street; the Southerly boundary of which is the Northerly right-of-way-line of Highway 101; the Westerly boundary is one hundred fifty (150) feet from the Westerly line of 22nd Street, measured perpendicularly, to said street and is parallel to said street, all located in the Northwest Quarter of Section 3 and the Northeast Quarter of Section 4, Township 22 South, Range 12 West Willamette Meridian, Douglas County, Oregon.