

APN # 1318-26-101-003

Escrow # 00231679 --CD

Recording Requested By:  
First Centennial Title Company  
1450 Ridgeview Dr. #100  
Reno, NV 89509

When Recorded Return to:  
**Gary A. Michelsen**  
**Ronald J. Michelsen, Successor Trustees of**  
**The John E. Michelsen Family Trust**  
c/o Woodburn Wedge  
P.O. Box 2311  
Reno, NV 89505

Mail Tax Statements to:  
219KINGSBURYGRADELLC  
219 Kingsbury Grade  
Stateline, NV 89449

DOUGLAS COUNTY, NV **2017-907257**  
Rec:\$35.00  
\$35.00 Pgs=4 11/22/2017 02:25 PM  
FIRST CENTENNIAL - RENO (MAIN OFFICE)  
KAREN ELLISON, RECORDER

SPACE ABOVE FOR RECORDERS USE

**Order Confirming Partnership Interest as Trust Assets**

(Title of Document)

**Please complete Affirmation Statement below:**

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)

**-OR-**

I, the undersigned, hereby affirm that the attached document, including any exhibits, hereby submitted for recording does contain the social security number of a person or persons as required by law: NRS 239B.030 (state specific law).

  
\_\_\_\_\_  
SIGNATURE

\_\_\_\_\_  
Title Assistant  
TITLE

\_\_\_\_\_  
Roseanne Cusumano  
Print Signature

This page added to provide additional information required by NRS 111.312 Sections 1-2 and NRS 239B.030 Section 4.

**This cover page must be typed or printed in black ink.**

(Additional recording fee applies)

SPACE BELOW FOR RECORDER

1 CASE NO: 17-CV-02066  
2 DEPT. F

RECEIVED

NOV - 9 2017

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2017 NOV 15 AM 11:45

Douglas County  
District Court Clerk

BOBBIE R. WILLIAMS  
CLERK

4 This document does not contain the social security number of any person.  
BY: [Signature] DEPUTY

7 IN THE NINTH JUDICIAL DISTRICT COURT OF THE STATE OF NEVADA  
8 IN AND FOR THE COUNTY OF DOUGLAS

10 IN RE:  
11 THE JOHN E. MICHELSEN FAMILY TRUST  
12 DATED DECEMBER 2, 1975.

ORDER CONFIRMING PARTNERSHIP  
INTERESTS AS TRUST ASSETS

14 The verified Petition of Gary A. Michelsen and Ronald J. Michelsen, Successor Trustees  
15 of The John E. Michelsen Family Trust dated December 2, 1975, as amended (the "Trust"), for  
16 confirmation that the partnership interests of John E. Michelsen, deceased, and Ann J.  
17 Michelsen, deceased, in Michelsen Kingsbury Station, a Nevada general partnership, are assets  
18 of the Trust, having been considered and good cause appearing therefore, the Court finds that:

19 1. John E. Michelsen and Ann J. Michelsen, husband and wife, created The John E.  
20 Michelsen Family Trust, a revocable living trust, pursuant to that certain written agreement  
21 entitled "The John E. Michelsen Family Trust Agreement" dated December 2, 1975.

22 2. John E. Michelsen and Ann J. Michelsen amended and restated certain portions of  
23 The John E. Michelsen Family Trust Agreement pursuant to that certain written agreement  
24 entitled "Amendment to and Restatement of The John E. Michelsen Family Trust" dated August  
25 7, 2002. Collectively, The John E. Michelsen Family Trust dated December 2, 1975, as  
26 amended, is referred to herein as the "Trust."

27 3. The Trust provides, as Section 11.1 (page 30), that it is governed by the laws of  
28 the State of Nevada.

1 4. John E. Michelsen and Ann J. Michelsen each executed a Will on August 7, 2002,  
2 concurrently with their execution of the Amendment to and Restatement of The John E.  
3 Michelsen Family Trust. Each Will provides that all property of the decedents' estates – other  
4 than jewelry, clothing, household furniture and furnishings, personal automobiles, and other  
5 tangible articles of a personal nature – be transferred to the Trust upon their deaths.

6 5. Prior to December 19, 1989, John E. Michelsen and Ann J. Michelsenm husband  
7 and wife, owned all right, title and interest in that certain real property commonly known as  
8 "Kingsbury Station," located at 219 Kingsbury Grade, Stateline, Douglas County, Nevada, APN  
9 1318-26-101-003 (the "**Kingsbury Station Property**"), as community property.

10 6. John E. Michelsen and Ann J. Michelsen formed Michelsen Kingsbury Station, a  
11 Nevada general partnership, and, on December 19, 1989, they executed a Quitclaim Deed by  
12 which they conveyed all their right, title and interest in the Kingsbury Station Property to  
13 Michelsen Kingsbury Station, a Nevada general partnership. The Quitclaim Deed was recorded  
14 with the Douglas County Recorder on December 19, 1989, as Document No. 216766.

15 7. Ann J. Michelsen died on April 18, 2006, and John E. Michelsen died on July 21,  
16 2017. At the time of their death, they were the sole partners of Michelsen Kingsbury Station, a  
17 Nevada general partnership.

18 8. Michelsen Kingsbury Station, a Nevada general partnership, is presently the  
19 owner of record title of the Kingsbury Station Property, despite that the partners are deceased.

20 Based on the forgoing, IT IS HEREBY ORDERED THAT:

21 1. All right, title and interest of John E. Michelsen, deceased, and Ann J. Michelsen,  
22 deceased, in and to Michelsen Kingsbury Station, a Nevada general partnership, are hereby  
23 confirmed to be assets of, and owned by, The John E. Michelsen Family Trust dated December  
24 2, 1975, as amended, and are subject to management and control of the Trustees of the Trust.

25 IT IS SO ORDERED this 15 day of November 2017.

26  
27  
28  
  
JUDGE OF THE DISTRICT COURT

COPY

**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 November 16, 2017

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

By [Signature] Deputy