DOUGLAS COUNTY, NV Rec:\$35.00 Total:\$35.00

PETER MONDRAGON

2018-920507 10/05/2018 10:42 AM

Pas=3

RECORDING REQUESTED BY AND WHEN RECORDED RETURN TO: PETER MONDRAGON 121 W CITRON ST CORONA, CA 92882

MAIL STATEMENT TO: PETER MONDRAGON 121 W CITRON ST CORONA, CA 92882



KAREN ELLISON, RECORDER

## **AFFIDAVIT IF DEATH**

PETER MONDRAGON, of legal age, being first duly sworn, deposes and says:

That LINDA RAMONA MONDRAGON, the decedent mentioned in the attached certified copy of CERTIFICATE of DEATH, is the same person named as Co-fifty percent (50%) owners in deed executed by PETER MONDRAGON and LINDA RAMONA MONDRAGON as Co-fifty percent (50%) owners.

At the time of the decedent's death, decedent was the recorded Co-fifty percent (50%) of certain real property commonly known as a time share located at THE RIDGE FINOUA, Sparks Nevada, which property is described in a deed which was executed by PETER MONDRAGON and LINDA RAMONA MONDRAGON recorded as document No. 0559795 dated 05C 4, 2002, in joint tenancy in the office of the Douglas County recorders office, Nevada.

The Legal Description of said property is as follows:

An undivided 1/102<sup>nd</sup> interest as tenants in common in and to that certain real property and improvements as follows: (A) An undivided 1/50<sup>th</sup> interest in and to Lot 28 as shown on Tahoe Village Unit No, 3-13<sup>th</sup> Amended Map, recorded December 31, 1991, as Document No. 268097, rerecorded as Document No. 269053, Official Records of Douglas County, State of Nevada, excepting therefrom Units 1 through 50 (inclusive) as shown on said map; together with and (B) Unit No. 23 as shown and defined on said map; together with those Fourth Amended and Restated Declaration of Time Share Covenants, Conditions and restrictions for The RIDGE Tahoe recorded February 14, 1984, as Document no. 096758, as amended, and in the Declaration of Annexation of The Ridge Tahoe Phase Six recorded December 18, 1990, as Document No. 241238, as amended by Amended Declaration of Annexation of The Ridge Tahoe Phase Six, recorded February 25, 1992, as Document No. 271727, and as described in the Recitation of easements Affecting The Ridge Tahoe recorded February 24, 1992, as Document No. 271619, and subject to said Declarations; with the exclusive right to use said interest, in Lot 28 only, for one week every other year in Even – numbered years in accordance with said Declaration.

## IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

APN: 42-254-23

I am the surviving or Successor Trustee of the same trust under which said decedent held title as trustee pursuant to the deed described above, designated and empowered pursuant to the terms of said trust to serve as Trustee thereof.

That, with respect to the above described property, there has not been nor will there be an election filed pursuant to Probate Code Section 13502 or 13541 in any probate proceeding in any court of competent jurisdiction.

That the above described property has not passed to someone other than the affiant under the Decedent's Will or by the intestate succession. That the property has not been disposed of in trust under the Decedent's Will. That the decedent's will does not limit the affiant to qualified ownership.

That this Affidavit of Death of Trustee is made for the protection and benefit of the surviving spouse, her successor's assign's and personal representatives and all other parties hereafter dealing with or who may acquire an interest in the above described property.

Dated 9/28, 2018

PETER MONDRAGON affiant

A Notary Public or other Officer completing this Certificate verifies only the identity of the individual(s) who signed the document to which this certificate is attached and not the truthfulness, accuracy or validity of that document.

State of California County of Riverside

SUBSCRIBED AND SWORN TO (or affirmed) before me on this **Explembe 38**<sup>th</sup>, 2018 by PETER MONDRAGON who proved to me on the basis of satisfactory evidence to be the person who appeared before me,

Notary Public Commissioned for said county and state



## **COUNTY OF RIVERSIDE**

RIVERSIDE, CALIFORNIA

	3052016096030	CERTIFICATE OF DEATH	3201633005748
DECEDENT'S PERSONAL DATA	STATE FILE NUMBER  1. NAME OF DECEDENT- FIRST (Given)	USE BLACK INK ONLY / NO ENSURES, WHITEOUTS OR ALTERATIONS  VS-1 M(REV 2/06)  2. MIDDLE  3. LAST (Family)	LOCAL REGISTRATION NUMBER
	LINDA	RAMONA MONDRA	
	AKA, ALSO KNOWN AS – include full AKA (FIRST, MIDDLE, LAST)  4. DATE OF BIRTH mm/dd/ccyy 5. AGE Y1S.  10/16/1947  68    FUNDER ONE YEAR   FUNDER Y		
	9. BIRTH STATE/FOREIGN COUNTRY 10. SOCIAL SECURITY NU CALIFORNIA 5487	YES X NO UNK MARRIED	ine of Death 7. DATE OF DEATH mm/dd/cc/y 8. HOUR (24 Hours) 05/08/2016 1730
	13. EDUCATION - Highest Level/Degree 14/15. WAS DECEDENT HISPANIC/LE (See worksheet on back)  HS GRADUATE X YES MEXICAN AN		o 3 races may be listed (see worksheet on back)
	17, USUAL OCCUPATION - Type of work for most of life, DO NOT USE R BUYER	<del></del>	ad construction, employment agency, etc.) 19, YEARS IN OCCUPATION 42
USUAL RESIDENCE	20. DECEDENT'S RESIDENCE (Street and number, or location) 121 W. CITRON ST.	<	
INFOR-			
SPOUSE/SRDP AND PARENT INFORMATION	I	29. MIDDLE 30. LAST (BIRTH NAME) P. MONDRAGO	V
	31, NAME OF FATHER/PARENT-FIRST MANUEL	32. MIDDLE 33. LAST REYES	34. BIRTH STATE
	RAMONA	36. MIDDLE 37. LAST (BIRTH NAME) - RONEY	38. BIRTH STATE
FUNERAL DIRECTOR/ LOCAL REGISTRAR	39. DISPOSITION DATE m.m/dd/ccyy   40. PLACE OF FINAL DISPOSITION 05/14/2016   966 N. POTRER	TION RESURRECTION CEMETERY O GRANDE DR., ROSEMEAD, CA 91770	
	41. TYPE OF DISPOSITION(S)  BU	42. SIGNATURE OF EMBALMER  CHEYANNE HAM	43. LICENSE NUMBER EMB8715
	44. NAME OF FUNERAL ESTABLISHMENT FUNERARIA DEL ANGEL	45. LICENSE NUMBER   46. SIGNATURE OF LOCAL REGISTRAR   FD71   CAMERON KAISER.	47. DATE mm/dd/ccyy
PLACE OF DEATH	101. PLACE OF DEATH RESIDENCE	102. IF HOSPITAL, SPECIFY ONE	103, IF OTHER THAN HOSPITAL, SPECIFY ONE Hosping Nursing Decedant's
	104. COUNTY 105. FACILITY ADDRESS OF RIVERSIDE 121 W. CITRON	LOCATION WHERE FOUND (Surest and number, or location)	HomeLTC X Home Cher
CAUSE OF DEATH	as cardad eries, respiratory ares	ises, intimes, or complications — that directly caused oseth. DO NOT enter ferninal events it, or ventricular fibrillation without showing the studioty. DO NOT ABBREVIATE.	such Time interval Between 108, DEATH REPORTED TO CORONER?
	IMMEDIATE CAUSE (Final disease or condition resulting in death)	ARREST	MINS 2016-05334
	Sequentizity, list conditions, if any,	VASCULAR ACCIDENT	(9T) 109. BIOPSY PERFORMED?  YRS YES X NO
	leading to cause (C) UNDERLYING CAUSE ((Gisease or	1	(CT) 110. AUTOPSY PERFORMED?
	injury that initiated the events (P) resulting in death) LAST		(DT) 111. USED IN DETERMENING CAUSE?
	112. OTHER SIGNIFICANT CONDITIONS CONTRIBUTING TO DEATH BUT NONE	NOT RESULTING IN THE UNDERLYING CALISE GIVEN IN 107	YES NO
_	113. WAS OPERATION PERFORMED FOR ANY CONDITION IN ITEM 107 O	OR 112? (If yes, list type of operation and date.)	113A. IF FEMALE, PREGNANT IN LAST YEAR?
ž Š Š	AT THE HOUR, MARE, AND PLACE STATED FROM THE CAUSES STATED.	SIGNATURE AND TITLE OF CERTIFIER	YES X NO UNK  116. LICENSE NUMBER 117. DATE mm/dd/ccyy
돌절	Decedent Attended Since Decedent Last Seen Alive	TOTAL CONTRACTOR OF THE CONTRA	A42944 05/11/2016 ARDO S. ORNEDO M.D.
VER'S USE ONLY	05/07/2016 05/08/2016 49: 119, I CERTIFY THAT IN MY OPDITION DEATH OCCURRED AT THE HOUR, DATE, AND	59 PALO VERDE ST. STE. 106 C. MONTCL	AIR, CA 91762
	MANNER OF DEATH Natural Accident Homicide  123, PLACE OF INJURY (e.g., home, construction site, wooded area, etc.)	Suicide Pending Could not be determined YES NO	? 121. INJURY DATE mm/dd/ccyy 122. HOUR (24 Hours)
	124. DESCRIBE HOW INJURY OCCURAED (Events which resulted in Injury)		
	125, LOCATION OF INJURY (Street and number, or location, and city, and zip)		
	126. SIGNATURE OF CORONER / DEPUTY CORONER	127. DATE min/dd/ccyy 128. TYPE NAME, TITLE OF	CORONER/ DEPUTY CORONER
STAT		*010001003243459*	FAX AUTH,# CENSUS TRACT
CERTIFIED COPY OF VITAL RECORD STATE OF CALIFORNIA, COUNTY OF RIVERSIDE			
	This is a true and exact reproduction of		001416998

This is a true and exact reproduction of the document officially registered and placed on file in the office of the County of Riverside, Department of Public Health.

May 18, 2016

REGISTRAR
OF
VITAL
RECORDS

This copy is not valid unless prepared on an engraved border, displaying the date, seal and signature of the Registrar.