

DOUGLAS COUNTY, NV

2020-944475

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\$40.00

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04/09/2020 09:55 AM

TICOR TITLE - GARDNERVILLE

KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:

Grandview Douglas, LLC, a Nevada limited liability company  
1520 Standiford #1  
Modesto, CA 95301

MAIL TAX STATEMENT TO:

Same as above

The undersigned hereby affirms that this document submitted for recording does not contain the social security number of any person or persons.  
(Pursuant to NRS 239b.030)

Escrow No.: 2001122-RLT

APN: 1320-23-002-048

SPACE FOR RECORDER'S USE

**PARTIAL RECONVEYANCE**

WHEREAS, the indebtedness to be paid, secured by the Deed of Trust executed by Grandview Douglas, LLC, a Nevada Limited Liability Company Trustors, to First American Title Co. Trustee, for TH Enterprises, LLC a Colorado Limited Liability Company Beneficiaries, dated December 1, 2011 and recorded as Document No. 794813, in the office of the County Recorder of Douglas County, Nevada, on 12-27-11, has been paid insofar as the hereinafter described property is affected thereby:

NOW, THEREFORE, TH Enterprises, LLC a Colorado Limited Liability Company Trustee, does hereby grant and reconvey unto the parties entitled thereto, without warranty, all the estate and interest derived to it under said Deed of Trust in the lands situate in the County of Douglas, State of Nevada, described as follows:

**SEE EXHIBIT "A" ATTACHED HERETO AND BY REFERENCE MADE A PART HEREOF**

As to all other property described in said Deed of Trust, the said Deed of Trust remains in full force and effect.

IN WITNESS WHEREOF, the said Trustee has caused its corporate name to be hereunto subscribed and its corporate seal affixed by its duly authorized officer this 3<sup>rd</sup> day of April, 2020.

TH Enterprises LLC, a Colorado Limited Liability Company

BY Peggy Hancock  
Peggy Hancock

STATE OF Colorado  
COUNTY OF Mesa

} ss:

This instrument was acknowledged before me on April 3<sup>rd</sup>, 2020  
by Peggy Hancock

Pamela Acord  
NOTARY PUBLIC

PAMELA ACORD  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 19944015803  
MY COMMISSION EXPIRES SEPTEMBER 30, 2022

Escrow No.02001122 RLT

**EXHIBIT A  
LEGAL DESCRIPTION**

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

Lot 59 as shown on Final Map # PD 99-12-01 GRANDVIEW ESTATES PHASE I, A PLANNED UNIT DEVELOPMENT, filed in the office of the Douglas County Recorder on January 6, 2003, in Book 0103, Page 1398, Document No. 562908, of Official Records.

APN: 1320-23-002-048

