

RECORDING REQUESTED BY

Magnate Fund #2 LLC
1355 Willow Way, Suite 261
Concord, CA 94520

AND WHEN RECORDED MAIL TO
Magnate Fund #2 LLC
1355 Willow Way, Suite 261
Concord, CA 94520

APN 1418-22-610-008

Loan#8652 James 4

DOUGLAS COUNTY, NV

2020-948888

Rec:\$40.00

\$40.00 Pgs=1

07/09/2020 01:22 PM

FIRST CENTENNIAL - RENO (MAIN OFFICE)

KAREN ELLISON, RECORDER


SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE

THE UNDERSIGNED, present beneficiary under that certain Deed of Trust executed by **RONALD L. JAMES, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY** as Trustor, to **LHJS INVESTMENTS LLC, A CALIFORNIA LIMIT LIABILITY COMPANY** as original Trustee, and recorded on **APRIL 4, 2019** as Instrument Number **2019-927491** of Official Records of **DOUGLAS** County, Nevada **HEREBY APPOINTS AND SUBSTITUTES THE UNDERSIGNED** as the new and substituted Trustee thereunder in accordance with the terms and provisions contained therein; and As such duly appointed and substituted Trustee thereunder, **THE UNDERSIGNED DOES HEREBY RECONVEY** to the person or persons legally entitled thereto, without warranty, all the estate, title and interest acquired by the original Trustee and by the undersigned as the said substituted Trustee under said Deed of Trust. Wherever the text of this document so requires, the singular includes the plural.

Date **June 3, 2020**

BENEFICIARY AND SUBSTITUTED TRUSTEES

Magnate Fund #2 LLC

By 

John W. Simonse, Authorized Signer

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the Document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA } SS.
COUNTY OF CONTRA COSTA }

On **June 3, 2020** before me, **Sophie Horkheimer**, a Notary Public, personally appeared, **John W. Simonse** who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under **PENALTY OF PERJURY** under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

NOTARY PUBLIC

