



00121113202009550230080089

KAREN ELLISON, RECORDER

WHEN RECORDED RETURN TO:
US LOAN SERVICING
9670 W. TROPICANA AVE. #100
LAS VEGAS, NV 89147
(0102096300) GARDNERVILLE 395 LLC
APN: 1220-10-511-001

**SUBSTITUTION OF TRUSTEE AND
DEED OF RECONVEYANCE**

JOHN ROBERT EVANS AND KELLI ANN EVANS, THOMAS PROPERTY MANAGEMENT LLC, AUSTIN RENEE HOLDINGS, LLC AND WKAP IRREVOCABLE SPENDTHRIFT TRUST, the owner(s) and holder(s) of the secured Deed of Trust dated **APRIL 10, 2019** made by **GARDNERVILLE 395 LLC, A NEVADA LIMITED LIABILITY COMPANY** as Trustors, with **FIDELITY NATIONAL TITLE GROUP**, as Trustee for **JOHN ROBERT EVANS AND KELLI ANN EVANS, JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP**, as to an undivided **22.444444% beneficial interest**; **THOMAS PROPERTY MANAGEMENT LLC, A NEVADA LIMITED LIABILITY COMPANY**, as to an undivided **22.222222% beneficial interest**; **AUSTIN RENEE HOLDINGS, LLC, A NEVADA LIMITED LIABILITY COMPANY**, as to an undivided **46.444445% beneficial interest** AND **WKAP IRREVOCABLE SPENDTHRIFT TRUST DATED NOVEMBER 7, 2011**, as to an undivided **8.888889% beneficial interest**, as Beneficiary of that certain Trust Deed that was recorded on **APRIL 15, 2019** as No. **2019-927809** in Official Records of **DOUGLAS** County, **NEVADA**, hereby appoints **JOHN ROBERT EVANS AND KELLI ANN EVANS, THOMAS PROPERTY MANAGEMENT LLC, AUSTIN RENEE HOLDINGS, LLC AND WKAP IRREVOCABLE SPENDTHRIFT TRUST** as Trustees in lieu of the Trustee therein.

JOHN ROBERT EVANS AND KELLI ANN EVANS, THOMAS PROPERTY MANAGEMENT LLC, AUSTIN RENEE HOLDINGS, LLC AND WKAP IRREVOCABLE SPENDTHRIFT TRUST accepts said appointment as Trustee under the Deed of Trust, and pursuant to the request of said owner and holder and in accordance with the provisions of said Deed of Trust, does hereby **RECONVEY WITHOUT WARRANTY, TO THE PERSON OR PERSONS LEGALLY ENTITLED THERE TO**, all the estate now held by it under said Deed of Trust.

JOHN ROBERT EVANS AND KELLI ANN EVANS, THOMAS PROPERTY MANAGEMENT LLC, AUSTIN RENEE HOLDINGS, LLC AND WKAP IRREVOCABLE SPENDTHRIFT TRUST the owner(s) and holder(s) above has caused this instrument to be executed, each in its respective interest.

SIGNED IN COUNTERPART

TRUSTEE:

BENEFICIARY:

JOHN ROBERT EVANS

JOHN ROBERT EVANS

KELLI ANN EVANS

KELLI ANN EVANS

THOMAS PROPERTY MGMT. LLC

THOMAS PROPERTY MGMT. LLC

BY: Timothy Thomas
TIMOTHY THOMAS, MGR.

BY: Timothy Thomas
TIMOTHY THOMAS, MGR.

AUSTIN RENEE HOLDINGS, LLC

AUSTIN RENEE HOLDINGS, LLC

BY: _____
GREGORY E. BRUCE, MGR.

BY: _____
GREGORY E. BRUCE, MGR.

WKAP IRREV. SPENDTHRIFT TRUST

WKAP IRREV. SPENDTHRIFT TRUST

BY: _____
WARREN KIM, TRUSTEE

BY: _____
WARREN KIM, TRUSTEE

STATE OF _____)
_____) ss
COUNTY OF _____)

This instrument was acknowledged before me on _____, 2020 by
JOHN ROBERT EVANS AND KELLI ANN EVANS.

WITNESS my hand and official seal.

Name: _____
Notary Public

Commission Expires: _____
(OFFICIAL SEAL)

TRUSTEE:

BENEFICIARY:

JOHN ROBERT EVANS

JOHN ROBERT EVANS

KELLI ANN EVANS

KELLI ANN EVANS

THOMAS PROPERTY MGMT. LLC

THOMAS PROPERTY MGMT. LLC

BY: TIMOTHY THOMAS, MGR.

BY: TIMOTHY THOMAS, MGR.

AUSTIN RENEE HOLDINGS, LLC

AUSTIN RENEE HOLDINGS, LLC

BY: GREGORY E. BRUCE, MGR.

BY: GREGORY E. BRUCE, MGR.

WKAP IRREV. SPENDTHRIFT TRUST

WKAP IRREV. SPENDTHRIFT TRUST

BY: WARREN KIM, TRUSTEE

BY: WARREN KIM, TRUSTEE

STATE OF Nevada)
) ss
COUNTY OF Clark)

This instrument was acknowledged before me on July 28, 2020 by
JOHN ROBERT EVANS AND KELLI ANN EVANS.

WITNESS my hand and official seal.

Name: _____
Notary Public

Commission Expires: _____
(OFFICIAL SEAL)

PAGE 3
(0102096300)

STATE OF _____)
) ss
COUNTY OF _____)

This instrument was acknowledged before me on _____, 2020 by
GREGORY E. BRUCE as **MANAGER** of **AUSTIN RENEE HOLDINGS, LLC.**

WITNESS my hand and official seal.

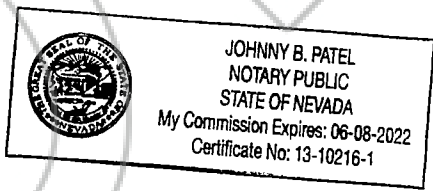
Name: _____
Notary Public
Commission Expires: _____
(OFFICIAL SEAL)

STATE OF NV)
) ss
COUNTY OF CLARK)

This instrument was acknowledged before me on Aug 24th, 2020 by
TIMOTHY THOMAS as **MANAGER** of **THOMAS PROPERTY
MANAGEMENT LLC.**

WITNESS my hand and official seal.

Name: *Johnny Patel*
Notary Public
Commission Expires: 6/8/2022
(OFFICIAL SEAL)



STATE OF _____)
) ss
COUNTY OF _____)

This instrument was acknowledged before me on _____, 2020 by
WARREN KIM, TRUSTEE of **WKAP IRREVOCABLE SPENDTHRIFT
TRUST.**

WITNESS my hand and official seal.

Name: _____
Notary Public
Commission Expires: _____
(OFFICIAL SEAL)

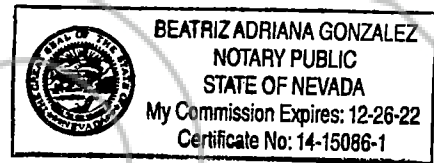
PAGE 3
(0102096300)

STATE OF Nevada)
COUNTY OF Clark) ss

This instrument was acknowledged before me on July 28, 2020 by **GREGORY E. BRUCE as MANAGER of AUSTIN RENEE HOLDINGS, LLC.**

WITNESS my hand and official seal.

Name: Beatriz A. Gonzalez
Notary Public
Commission Expires: December 26, 2022
(OFFICIAL SEAL)



STATE OF _____)
COUNTY OF _____) ss

This instrument was acknowledged before me on _____, 2020 by **TIMOTHY THOMAS as MANAGER of THOMAS PROPERTY MANAGEMENT LLC.**

WITNESS my hand and official seal.

Name: _____
Notary Public
Commission Expires: _____
(OFFICIAL SEAL)

STATE OF _____)
COUNTY OF _____) ss

This instrument was acknowledged before me on _____, 2020 by **WARREN KIM, TRUSTEE of WKAP IRREVOCABLE SPENDTHRIFT TRUST.**

WITNESS my hand and official seal.

Name: _____
Notary Public
Commission Expires: _____
(OFFICIAL SEAL)

PAGE 3
(0102096300)

STATE OF _____)
) ss
COUNTY OF _____)

This instrument was acknowledged before me on _____, 2020 by
GREGORY E. BRUCE as **MANAGER** of **AUSTIN RENEE HOLDINGS, LLC.**

WITNESS my hand and official seal.

Name: _____
Notary Public
Commission Expires: _____
(OFFICIAL SEAL)

STATE OF _____)
) ss
COUNTY OF _____)

This instrument was acknowledged before me on _____, 2020 by
TIMOTHY THOMAS as **MANAGER** of **THOMAS PROPERTY
MANAGEMENT LLC.**

WITNESS my hand and official seal.

Name: _____
Notary Public
Commission Expires: _____
(OFFICIAL SEAL)

STATE OF NEVADA)
) ss
COUNTY OF CLARK)

This instrument was acknowledged before me on July 24th, 2020 by
WARREN KIM, TRUSTEE of **WKAP IRREVOCABLE SPENDTHRIFT
TRUST.**

WITNESS my hand and official seal.

Name: *Linda Quick*
Notary Public
Commission Expires: 6/3/2022
(OFFICIAL SEAL)

