DOUGLAS COUNTY, NV

Rec:\$40.00 Total:\$40.00 2022-979677 01/11/2022 02:30 PM

LAW OFFICE OF KAREN L. WINTERS

Pas=9

After Recording, Mail to:

Mary Tanner, Successor Trustee Marie Jepsen Tanner Family Trust under the Tanner Family Trust 18 Cotella Court Alameda, CA 94502 KAREN ELLISON, RECORDER

The undersigned affirms that this document, and all exhibits which may be attached hereto, DOES contain the social security number of a person, pursuant to NRS 443.380.

AFFIDAVIT OF SUCCESSOR TRUSTEE

Mary Tanner of Alameda, California, being first duly sworn, does hereby swear under penalty of perjury under the laws of the State of Nevada that the following statements are true:

- 1. By instrument dated May 11, 1981, Marie Jepsen Tanner and Edwin S. Tanner executed the Tanner Family Trust Agreement ("Trust").
- 2. The Trust appointed Sam R. Morley, Deceased, to serve as Successor Trustee upon the death or incapacity of Marie Jepsen Tanner and Edwin S. Tanner. Upon the death of Sam R. Morley, the Trust appointed Wells Fargo Bank as Successor Trustee. Wells Fargo Bank declined to so serve. On November 22, 2021, the Ninth Judicial District Court of Nevada in and for the County of Douglas appointed and confirmed Mary Tanner as Trustee of the Marie Jepsen Tanner Family Trust under the Tanner Family Trust u/d/t May 11, 1981 in Case No. 2021-PB-00143. A copy of the Order After Hearing on Petition for the Court to Assume Jurisdiction of Non-Testamentary Trust and Appoint Petitioner as Trustee Pursuant to NRS 164,010 and 253.031 is attached hereto as Exhibit "A."
- 3. Marie Jepsen Tanner died on March 2, 1987, which death was recorded by Document 0637403 on February 24, 2005 in the official records of the Douglas County Recorder. Edwin S. Tanner died on December 24, 2020. Attached hereto as Exhibit "B" is a certified copy of the death certificate of Edwin S. Tanner.
- 4. Pursuant to the terms of the Trust, Mary Tanner has consented to act and has assumed the powers and duties as the Successor Trustee of the Trust.
- 5. Mary Tanner is authorized under the terms of the Trust and applicable provisions of Nevada Revised Statutes to act as the Successor Trustee with respect to the Trust's interest in any

property.

6. The following described real property is part of the Trust estate:

Lots 15 and 16 according to the Second Amended Plat of the Elks Subdivision; being a portion of Sections 15 1nd 16, Township 13 North, Range 18 East, M.D.B. & M. Douglas County, Nevada filed June 5, 1952, ass File NO. 8537, together with all personal property and improvements located thereon.

Parcel No. <u>1318-15-410-013</u> Commonly known as: 432 Elks Avenue, Elk Point, Nevada

Per NRS 111.312, this legal description was previously recorded on February 24, 2005 as Document No. 0637403 of the official records of the Douglas County Recorder.

- 7. No other person has a right to the interest of the Trust in the described property
- 8. The described property shall be transferred to Mary Tanner as Successor Trustee of the Marie Jepsen Tanner Family Trust under the Tanner Family Trust u/d/t May 11, 1981.

DATED This Hay of January 2022

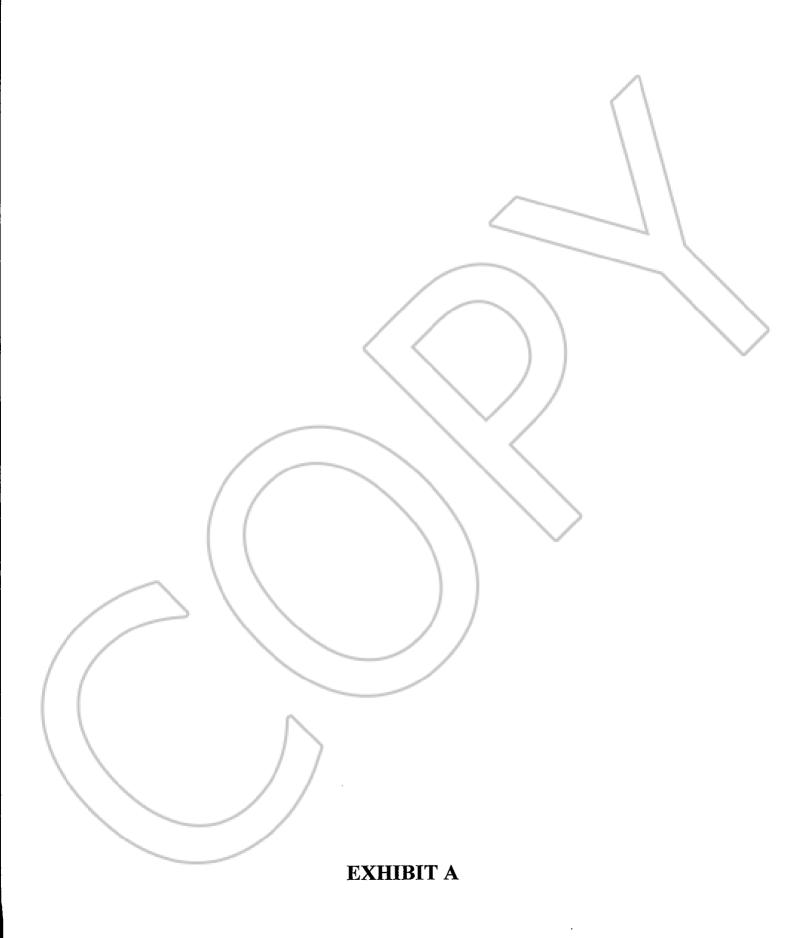
MARY TAINNER, Successor Trustee of

THE MARIE JEPSEN TANNER FAMILY TRUST under THE TANNER FAMILY TRUST

SEE ATTACHED ACKNOWLEDGEMENT

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

State of California	State of Cal
County of Mameda	County of _
County of Alameda On 1/7/22 before me, Makosh Expt., Notoes, Public Mary Tanner, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to	On 1/7/
Mary Tanner, who proved to me on the basis of satisfactory evidence	Mary
ne that he/she/they executed the same in his/her/their authorized capacity (ies), and that by	
nis/her/their signature(s) on the instrument the person (s), or the entity upon behalf of which the	
person(s) acted, executed the instrument.	
certify under PENALTY OF PERJURY under the laws of the State of California that	I certify un
the foregoing paragraph is true and correct.	J
WITNESS my hand and official seal.	WITNESS
Signature (Seal)	Signature_
MAHESH GUPTA COMM. # 2301340 NOTARY PUBLIC*CALIFORNIA ALAMEDA COUNTY MY COMMISSION EXPIRES SEPTEMBER 10, 2023	



RECEIVED

Case No. 2021-PB-00143

NOV 18 2021

Dept. No. II

1

2

3

4

5

6

7

8

9

10

11

12

13

14

15

16

17

18

19

20

21

22

23

24

Douglas County District Court Clerk

7871 ('9Y 22 PH 1:53

A PONCE

IN THE NINTH JUDICIAL DISTRICT COURT OF THE STATE OF NEVADA

IN AND FOR THE COUNTY OF DOUGLAS

In the Matter of:

THE TANNER FAMILY TRUST dated May 11, 1981.

ORDER AFTER HEARING ON PETITION FOR COURT TO ASSUME TIRISDICTION OF NON-TESTAMENTARY TRUST AND PPOINT PETITIONER AS TRUSTEE PURSUANT TO NRS 164.010 AND 153.031

This matter came on hearing on November 22, 2021 before the Court on the Petition filed by Mary Tanner on October 13, 2021 asking the Court to assume jurisdiction of the Marie Jepsen Tanner Family Trust under the Tanner Family Trust u/d/t May 11, 1981 and appoint her as the Trustee of the Trust. Appearing on behalf of Petitioner was her attorney of record, Judy M. Sheldrew of the Law Office of Karen L. Winters. It appears that the Marie Jepsen Tanner Family Trust under the Tanner Family Trust u/d/t May 11, 1981 is domiciled in this State by virtue of it owning real property located in Douglas County, Nevada. This Court having considered the Petition, no opposition to the Petition having been received, and good cause appearing,

IT IS HEREBY ORDERED THAT the Court assume jurisdiction of the Marie Jepsen Tanner Family Trust under the Tanner Family Trust u/d/t May 11, 1981 and appoint and confirm Mary Tanner, a beneficiary of the Trust who lives in Alameda, California, as Trustee of the Marie Jepsen Tanner Family Trust under the Tanner Family Trust u/d/t May 11, 1981, with the authority to make decisions in all matters pertaining to administration of the Trust.

DATED this 22nd day of November, 2021.

25

26 27

28

THOMAS W CREGORY

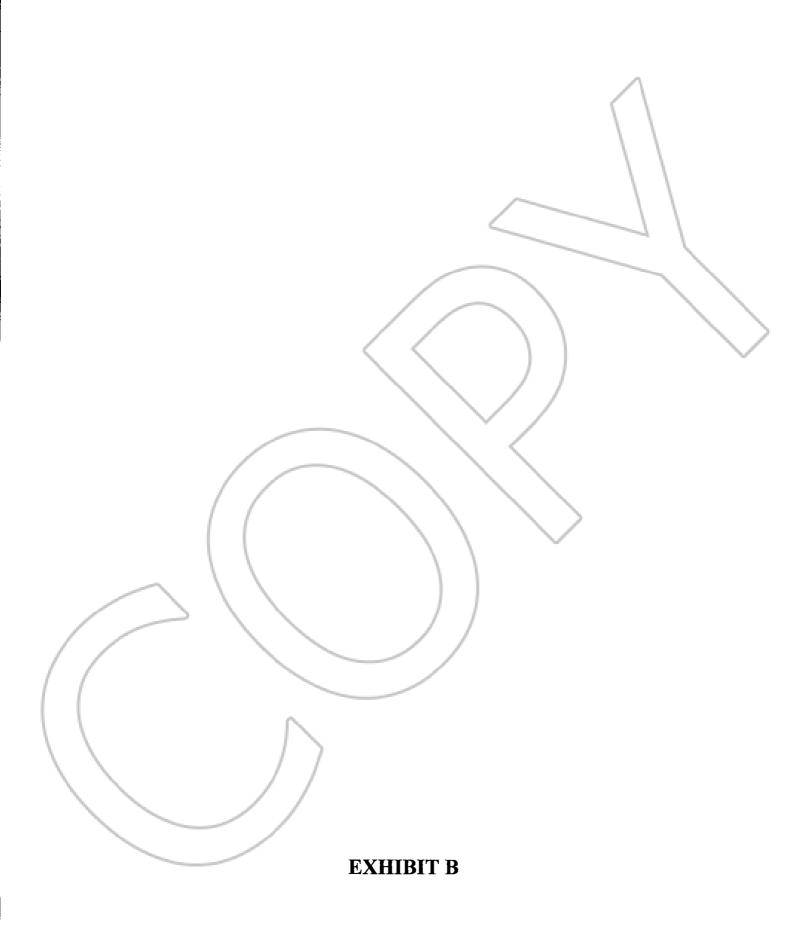
11/22/21

THOMAS W. GREGORY DISTRICT COURT JUDGE

21 - PB - 143

Order After Hearing

-2-



COUNTY OF SAN MATEO

HEALTH SYSTEM

SAN MATEO, CALIFORNIA

3052020295210			· CERT	IFICATE OF	320204100	3202041004720					
	STATE FLE NUMBER			STATE OF CALFORNA AY / NO ERASURES, WHITE VS-114(REV 2005)	LOCAL REGISTRATIO	LOCAL REGISTRATION NUMBER					
NAL DATA	1 NAME OF DECEDENT - FIXEST (GINEN) EDWIN		STANLEY		13.1 T.	AST (Family) ANNER		\ \			
	AKA ALSO KNOWN AS - Include full A	KA (FIRST, MIDDLE, LAST)	<u></u>		ATE OF BRITH M/W	d/ccyy 5 AGE Y/B L		HEUR HOURS & SEX			
DECEDENT'S PERSONAL	B BIRTH STATE/FOREIGN COUNTRY IA	10 SOCIAL SECURITY N 4693	X YES		MARRIE	D	12/24/2020	0700			
EDENT	13 EOUCATION - Herital Landlogue 144 (see worksheet on back) MASTER'S	YES	ATHOMASY OF PER	L see rocatohoet on back)	WHITE	S RACE - Up to 3 mices i	may be listed (see workshee	t on bact)			
DEC	TV ISUAL OCCUPATION - Type of work for most of use DO NOT USE RETIRED 16 KRED OF BUSINESS OR INDUSTRY (e.g., grossry stode, road core/notion, MOVING AND STORAGE							18 YEARS IN OCCUPATION			
NCE	20 DÉCEDENTS RESIDENCE (Strate and ourriber or location) 501 SAN BENITO AVE,										
NESIDENCE	MENLO PARK	SAN	MATEO	9	1 227 C005E 4025	63	CA-				
INFOR-	26 INFORMANTS NAME, REUTIONS LAURA TANNER, W	IFE		501 SAN	400	779	PARK, CA 940) 25			
SPOUSE/SHOP AND ARENT INFORMATION	28 NAME OF SURVIVING SPOUSE/SP LAURA		GENEVIEVE		IN LAST (B)	794					
	31 NAME OF FATHER PARENT-FIRST STANLEY 33 NAME OF MOTHER PARENT-FIRS	ALBERT TANNER				JA BUTTH STATE					
SPOUS	HELEN 39 DISPOSITION DATE mm/da/toyy		MABEL		37 LAST (B) SCHR			IA			
DIRECTOR/ EGISTRAR	12/28/2020	40 PLACE OF FWAL DISPOS 501 SAN BENIT	O AVE , MEN	"AURA TAN ILO PARK,C	INER 3A, CA 9402	5 /	. /				
L DIRE	CRIRES			TURE OF EMBALMER	7%			43 LICENSE NUMBER			
FUNERAL LOCAL P	44 NAME OF FUNERAL ESTABLISHMAN SPANGLER MORTU	ÄRY		SE NUVBER 46 SI	<i>E</i>	47 DATE mm/dd/kgyy 12/24/2020					
	101 PLACE OF DEATH OWN RESIDENCE			The state of the s	102 IF HOSPITAL SP		OTHER THAN HOSPITAL	Decedaria .			
PLACE	ISA COUNTY SAN MATEO	108 CITY	POETADETO [21] HORSE []								
	107 CAUSE OF DEATH IMMEDIATE CAUSE (A CARD) (Final disease or constion residing —)	Tame into via Retween Octate and Octata (AT) MIN	TOS DEATH REPORTED TO CORDNER? YES X NO ERFORME NAMES								
	In death) (B) COMP	LICATIONS OF F	PARKINSONS	DISEASE	/ /		en YES	TES X NO			
ÖEATH	Conditions, if any. Isalang to create on three A Brete ICS UNDERLYING							110 AUTOPSY PERFORMED?			
изе оғ оелн	CAUSE (crease or injury that instanted the events (0)		 		מס	YES X NO					
2	112 OTHER SECULICAN CONCISONS CONTRIBUTING TO DEATH BUT NOT PECULTING IN THE UNDERLYING CAUSE GIVEN IN 107 PAROXYSMAL ATRIAL FIBRILLATION, PULMONARY HYPERTENSION							YES NO			
	PAROXYSMAL AT RIAL FIBRILLATION, PULMONARY HYPERTENSION 113 VARPHATION PERFORMED FOR ANY COLDITION IN ITEM 107 OR 1127 (2 Vet. 191 type of operator and date) 113 AFFENJE RECOMMINITERS 113 AFFENJE RECOMMINITE										
	NUNE	<u> </u>						YES NO UNX			
CATION	AT THE HOUR DATE, AND PLACE STATED FR	DIA THE CAUSES STATED	S SIGNATURE AND TITLE NICHOLAS B	HOMERYD	0 /	X		4 12/24/2020			
PHYSICIANS CERTIFICATION	W minutescory DI minutescory 118 TYPE ATTENDING PRIVE CAN'S NAME, MAILYG ACCHRESS, ZU CODE NICHOLAS BUCKLEY D.O 09/08/2020 12/22/2020 66 BOVET ROAD, SUITE 100, SAN MATEO, CA 94402										
	119 I CERTIFY THAT IN MY OPIN ON DEATH MANNER OF DEATH Natural	OCCUPRED AT THE HOUR, DATE, AS Accident Homicide	Sucrete Perch	ng Couk	Incabe 120 IN.T.	IRED AT WORK?	121 HUURY CATE	makasusyy 122 KOUR (24 Haurs)			
CORDNER'S USE ONLY	123 PLACE OF PARRY (a.g., home, constitution size, wooded are, etc)										
	124 DESCRIBE HOW INJURY OCCUR	AMEN	AMENDED								
ORDNE	125 LOCATION OF INJURY (Sheet and number, or location, and only, and sto)										
١	126 SIGNATURE OF CORONER / DEP	JTY CORONER	-	127 DATE mm/dd/co	77 128 TYPE N	IAME, TITLE OF CORON	ER / DEPUTY CORONER				
·	TE A B	6 6	ΤĒ	intro dinimi and	to the transfer of the transfe		Fav Armir -				
REGIS			-	HADIO ORING AND ACCOUNT	01000100477442	ANUMINETEN EN M	FAX AUTH #	CENSUS TRACT			

CERTIFIED COPY OF VITAL RECORD STATE OF CALIFORNIA, COUNTY OF SAN MATEO

This is a true and exact reproduction of the document officially registered and placed on file in the office of the SAN MATEO COUNTY HEALTH SYSTEM.

01/04/2021 Herminia Gabe



an Conoma

HEALTH OFFICER AND PROSTRAN
This copy is not valid unless prepared on an engraved border, displaying the date, seal and signature of the County Health Officer
PENCOR-1947



COUNTY OF SAN MATEO

HEALTH SYSTEM

SAN MATEO, CALIFORNIA

3052020295210 STATE FILE NUMBER			NO ERASURES, WHITEOUTS, PHOTOCOPIES,							3202041004720			
			NO E		ERATION		TOCOPIES,		LOCAL REGIS	STRATION NU	BER		
	1.1	-	BIRTH		DEAT			TAL DEATH				\ \	
	PRINT CLEARLY					OMENT B	ECO	MES AN ACTU	AL PAP	T OF THE	OFFICIAL	RECORD	
PART I	INFORMATION	ON TO LO	CATE RE	COR	D								
	1A NAME—FIRST EDWIN	18 MIDDLE STANLEY				. 10 LAST TANN			JER				
INFORMATION AS IT APPEARS ON ORIGINAL RECORD	2 SEX	20 MEN				ILO PARK			SAN MATEO				
, recons	STANLEY AL						7 FULL NAME OF MOTHER/PARENT AS STATED ON HELEN MABEL SCHRADER				IAL RECORD		
PART II	STATEMENT OF CORRECTIONS TO BIRTH, DEATH, OR FETAL DEATH RECORD												
	B ITEM E NUMBER TO BE CORRECTED	INCORRECT INFO	DRMATION THA	T APPEA	RS ON OR	GINAL RECO	RD	10 CORRECTED INFO	NOITAMRO	AS IT SHOULD A	PPEAR		
1	9 1/	4						CA	- 1				
LIST ONE ITEM PER. LINE			÷.)			•	
					\			\\	<		201		
REASON FOR CORRECTION	" TO CORRE	CT INFORM	MATION		-		1	-		λ		·	
	7 7						1					····	
AFFIDAVITS	We, the unders that the inform	ation given	by certify u above is tr	ue and	correc	t.	y that	we have pers	onal kn	owledge of	the above	facts and	
AND	12A SIGNATURE OF FIRST PERSON MARTIN SPANGLER MARTIN SPANGLER								12C TITLE/RELATIONSHIP TO PERSON IN PART I FUNERAL DIRECTOR				
TWO PERSONS		TREET and NUMBER, CITY, STATE, ZIP) RO ST., MOUNTAIN VIEW, CA 94041							- 1	DATE SIGNED- 2/31/2020	MM/DD/CCYY		
MUST SIGN THIS FORM TO CORRECT A BIRTH, DEATH,	13A SIGNATURE OF SECOND PERSON SARAH TAPIA SARAH TAPIA SARAH TAPIA									TITLE/RELATION			
OR FETAL DEATH RECORD	13D ADDRESS (STREET and NUMBER, CITY, STATE, ZIP) 799 CASTRO ST., MOUNTAIN VIEW, CA 94041							135 DATE SIGNED					
STATE/LOCAL REGISTRAR USE ONLY	STATE REG		- 10		AL REG	CORDS		5 3	15	DATE ACCEPTED 2/31/2020	FOR REGIST	NOITAF	
	ORNIA, DEPARTMEN	T OF PUBLIC H	EALTH, OFFI	SE OF V	TAL REC	ORDS	11131	02010100	1 10A LLCE 110		FORM VS	3 248 (REV. 1/	

CERTIFIED COPY OF VITAL RECORD STATE OF CALIFORNIA, COUNTY OF SAN MATEO

This is a true and exact reproduction of the document officially registered and placed on file in the office of the SAN MATEO COUNTY HEALTH SYSTEM.

DATE ISSUED 01/04/2021 Herminia Gabe



