

DOUGLAS COUNTY, NV

2022-980500

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\$40.00

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01/31/2022 09:39 AM

TICOR TITLE - GARDNERVILLE

KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:

W Bruce Park
Nancy Lee Park

806 State Route 208 Yerington NV 89447

MAIL TAX STATEMENTS 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)

APN 1320-30-715-005

ABOVE SPACE FOR RECORDER'S USE

Escrow No. 02108355-RLT

SUBSTITUTION OF TRUSTEE AND DEED OF PARTIAL RECONVEYANCE

WHEREAS: W Bruce Park, Trustee of the Bruce Park Family Trust dated July 24, 1997, as to an undivided 80% interest and Nancy Lee Park, Trustee of the Nancy Lee Park Family Trust dated December 17, 2018, as to an undivided 20 % are the Owners and Holders of the Note secured by the Deed of Trust, both dated December 30, 2020 , made by Monte Vista Minden, LLC, a Nevada Limited Liability Company, TRUSTORS, to, Ticor Title Company, a Nevada Corporation, TRUSTEE, for the benefit of W Bruce Park, Trustee of the Bruce Park Family Trust dated July 24, 1997, as to an undivided 80% interest and Nancy Lee Park, Trustee of the Nancy Lee Park Family Trust dated December 17, 2018, as to an undivided 20 %, BENEFICIARY, which said Deed of Trust was recorded in the Office of the County Recorder of Douglas, County, State of Nevada, on December 31, 2020 as Instrument No. 2020-959234, and has been paid insofar as the hereinafter described property is affected thereby: Said Beneficiary hereby SUBSTITUTES W Bruce Park, Trustee of the Bruce Park Family Trust dated July 24, 1997, as to an undivided 80% interest and Nancy Lee Park, Trustee of the Nancy Lee Park Family Trust dated December 17, 2018, as to an undivided 20 %, as TRUSTEE, in Lieu of the above Trustee, under said Deed of Trust.

AND, W Bruce Park, Trustee of the Bruce Park Family Trust dated July 24, 1997, as to an undivided 80% interest and Nancy Lee Park, Trustee of the Nancy Lee Park Family Trust dated December 17, 2018, as to an undivided 20 %, hereby ACCEPTS the appointment as TRUSTEE under said Deed of Trust, and as SUCCESSOR TRUSTEE, pursuant to the Request of said Owners and Holders, and in accordance with the provisions of said Deed of Trust, does hereby RECONVEY, without warranty to the person or persons legally entitled thereto, that portion of 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.

It is understood by the parties hereto that the original Note and Trust Deed are not deposited with Trustee and the undersigned beneficiary agrees to endorse said Note and Trust Deed as to the issuance of a Partial Reconveyance covering the above-described property, and further, does hereby agree to hold Trustee harmless by reason of not presenting original Note and Trust Deed for the purpose of issuing the Partial Reconveyance as requested herein.

IN WITNESS THEREOF THE UNDERSIGNED HAVE CAUSED THESE PRESENTS TO BE EXECUTED
THIS 19 DAY OF January 2022

Bruce Park Family Trust

Nancy Lee Park Family Trust

Bruce Park
Beneficiary and Successor Trustee W Bruce Park

Nancy Lee Park
Beneficiary and Successor Trustee Nancy Lee Park

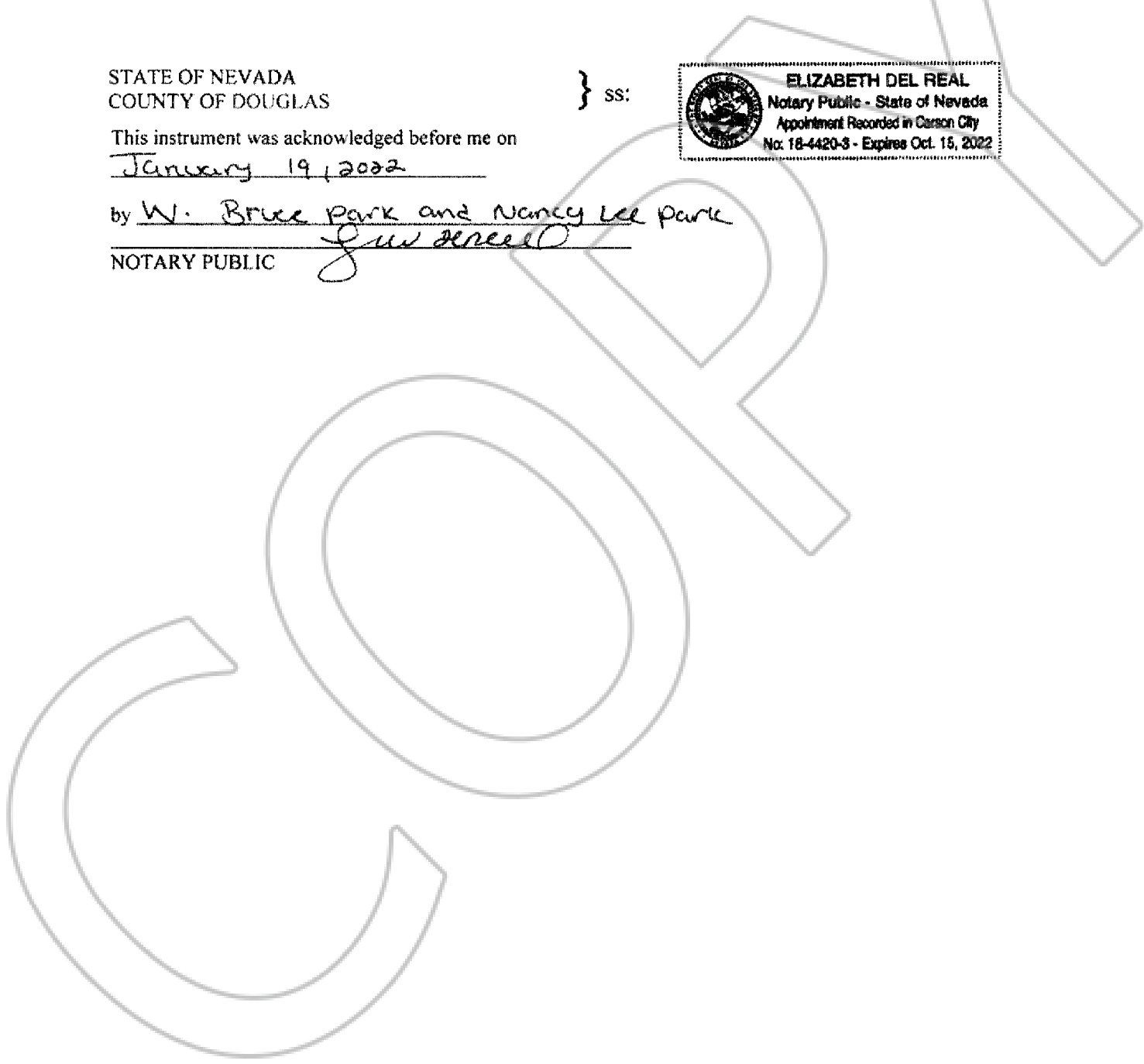
STATE OF NEVADA
COUNTY OF DOUGLAS

} SS:



This instrument was acknowledged before me on
January 19, 2022

by W. Bruce Park and Nancy Lee Park
Elizabeth Del Real
NOTARY PUBLIC



Escrow No. 2108355-RLT

**EXHIBIT A
LEGAL DESCRIPTION**

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

Lot 5 as shown on the Final Subdivision Map for The Village at Monte Vista Phase 1, Recorded in the Office of the Douglas County Recorder on August 14, 2020, as Document No. 2020-950830, Official Records of Douglas County, State of Nevada.

APN: 1320-30-715-005

