

APN# 1420-06-802-061



00150720202209816170030034

KAREN ELLISON, RECORDER

Recording Requested by/Mail to:

Name: Florence Wang

Address: 3607 Summerhill Dr.

City/State/Zip: Carson City NV  
89705

Mail Tax Statements to:

Name: \_\_\_\_\_

Address: \_\_\_\_\_

City/State/Zip: \_\_\_\_\_

LIS PENDENS

Title of Document (required)

----- (Only use if applicable) -----

The undersigned hereby affirms that the document submitted for recording DOES contain personal information as required by law: (check applicable)

Affidavit of Death – NRS 440.380(1)(A) & NRS 40.525(5)

Judgment – NRS 17.150(4)

Military Discharge – NRS 419.020(2)

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Printed Name

This document is being (re-)recorded to correct document # \_\_\_\_\_, and is correcting

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

-2

RECEIVED

JAN 24 2022

FILED

CASE NO. 2022-CV-00014 ~~JURY DEMAND~~, Douglas County District Court Clerk

DEPT. NO. I

2022 JAN 24 PM 12:28

This document DOES NOT contain the Social Security number of any individual.

D. W. WILLIAMS  
CLERK  
C. WALKER  
DEPUTY

IN THE NINTH JUDICIAL DISTRICT COURT OF THE STATE OF NEVADA

IN AND FOR THE COUNTY OF DOUGLAS

FLORENCE WANG, And  
PETER BENJAMIN REESE, JR.,

Plaintiffs,

NOTICE OF LIS PENDENS

vs.

**AVANTI PROPERTIES, LLC**,  
a Nevada limited liability company,  
And, **GERARD L. VACCARO**, an individual,  
And, **ANNE SULLIVAN [-VACCARO]**, an individual,  
And, **GERARD L. AND ANNE VACCARO**, husband and wife;  
**Unknown "Fence Installer" (to be named)** hired by Avanti Properties & the Vaccaro's;  
**OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY**, an expired Utah corporation;  
**STANFORD T. CRAPO TRUST**, a trust entity of unknown domicile  
And, **ALVIN PARKER KRAMER**, an Individual;  
**THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS**,  
a Utah corporation sole, formerly known as "Corporation of the Presiding Bishop of The Church of Jesus Christ of Latter-Day Saints", a Utah corporation sole;  
**DOUGLAS COUNTY FIRE PROTECTION DISTRICT, EAST FORK STATION 12**,  
a public entity; et. al.,

Defendants,

**DOUGLAS COUNTY PUBLIC WORKS DEPARTMENT**, a public entity, interested party;  
**DOUGLAS COUNTY ASSESSOR'S OFFICE**,  
a public entity, interested party;  
**OWNERS OF RECORD**, Douglas Co. Assessor Parcel Numbers,  
(APNs): **1420-06-401- "022, 023, 024, 025, 026, 027, 028, respectively"**,  
And, **1420-06-802-002**, interested parties;  
**UNITED STATES FOREST SERVICE**, a public entity, interested party;  
**UNITED STATES BANKRUPTCY COURT, DISTRICT OF NEVADA**, a public entity, interested party,  
(Ref: Anne Sullivan Chapter 11, Case No: 21-50567-nmc, filed August 3, 2021);  
**HELLO COMPANIES LLC**, a Nevada limited liability company,  
interested party; et.al.,

Interested Parties,

WANG/REESE Plaintiffs Pro se  
3607 Summer Hill Dr.  
Carson City, NV 89705  
(775) 552-5122

WANG/REESE Plaintiffs Pro se  
3607 Summer Hill Dr.  
Carson City, NV 89705  
(775) 552-5122

1  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25  
26  
27  
28

**NOTICE IS HEREBY GIVEN:**

Of the pendency of an action as above captioned affecting real property in Douglas County, Nevada. The object of the action is for Quiet Title; Declaratory Relief; Unjust Enrichment; Quantum Meruit; Good Faith, Bad Faith; Injunctive Relief – Restraining Order; Property Defamation and Harassment and Trespass associated with real property described as follows:

**APN: 1420-06-802-001**

A portion of the Southeast 1/4 of section 6, Township 14 North, Range 20 East, M.D.B. & M., Douglas County, Nevada, described as follows:

Parcel A as shown on Parcel Map for JACK BAY #2, filed in the office of the Douglas County Recorder on June 10, 1980 in Book 680, Page 974, as Document No. 45171, Official Records.

**Commonly known as:** 900 Jacks Valley Road, Carson City Nevada 89705:

6.00 acres vacant/unimproved land

SUBJECT TO any and all reservations, restrictions, restrictive covenants, easements, and rights of way by record or prescription.

**DATED** this 13th day of January, 2022

**WANG & REESE, Plaintiffs Pro se**

Florence Wang  
**Florence Wang**

Peter B. Reese  
**Peter Benjamin Reese, Jr.**