

DOUGLAS COUNTY, NV

2022-987263

Rec:\$40.00

\$40.00

Pgs=6

07/14/2022 08:08 AM

SOURCEPOINT FULFILLMENT SERVICES, INC.

KAREN ELLISON, RECORDER

The undersigned hereby affirms that this document submitted for recording does not contain any personal information.

Assessor Parcel No(s): 1419-26-610-003

RECORDATION REQUESTED BY:

Zions Bancorporation, N.A. dba Nevada State Bank; North Carson - Retail Banking; 1525 College Parkway; Carson City, NV 89706

WHEN RECORDED MAIL TO:

Zions Bancorporation, N.A. dba Nevada State Bank, Retail Loan Center - UT SLSC 0853, P. O. Box 30160, West Valley City, UT 84130-0160

SEND TAX NOTICES TO:

THE JOHN J. EDISS AND KARIN LOVE-EDISS REVOCABLE LIVING TRUST, 2913 CLOUDBURST CANYON DR, GENOA, NV 89411

FOR RECORDER'S USE ONLY

REQUEST FOR COMMON INTEREST COMMUNITY ASSOCIATION AND HOMEOWNER'S ASSOCIATION: (1) NOTICES OF DEFAULT AND NOTICES OF SALE; (2) NOTICES OF DELINQUENT ASSESSMENTS; (3) NOTICES OF DELINQUENT MAINTENANCE AND NUISANCE ABATEMENT CHARGES; AND (4) REQUEST FOR DUPLICATE STATEMENTS

THE UNDERSIGNED Zions Bancorporation, N.A. dba Nevada State Bank ("Lender") is the holder of the beneficial interest under that certain Deed of Trust dated May 6, 2022 and recorded on RECORDED HEREWITH, Official Records of DOUGLAS County, Nevada, executed by THE JOHN J. EDISS AND KARIN LOVE-EDISS REVOCABLE LIVING TRUST ("Grantors") to Lender.

The Deed of Trust encumbers the real property and improvements ("the Property") situate in DOUGLAS County, Nevada, more particularly described in SCHEDULE A attached hereto and by this reference made a part hereof. The Property is commonly known as Real Property located at 2913 CLOUDBURST CANYON DR, GENOA, NV 89411 and is located in DOUGLAS County, Nevada Assessor's Parcel No.: 1419-26-610-003.

The Property is located in the common interest community of GENOA LAKES RESORT HOMEOWNERS ASSOCIATION INCLINE PROPERTY MANAGEMENT. The property is owned by the Grantors described herein.

**REQUEST FOR HOA NOTICES
(Continued)**

Page 2

Lender's address is: Zions Bancorporation, N.A. dba Nevada State Bank
Retail Loan Center - UT SLSC 0853
P. O. Box 30160
West Valley City, UT 84130-0160

Lender hereby requests that copies of the following documents be sent to its address listed herein above:

1. All common interest community association ("HOA") Notices of Default;
2. All HOA Notices of Sale;
3. All HOA notices to the Grantors of delinquent common interest community dues, fees and assessments;
4. All HOA notices to the Grantors of unpaid maintenance and nuisance abatement changes; and
5. Duplicate copies of all bills and invoices sent by the HOA to the Grantors.

LENDER:

ZIONS BANCORPORATION, N.A. DBA NEVADA STATE BANK

X

Authorized Signer

MCKENZIE MONEY

REQUEST FOR HOA NOTICES
(Continued)

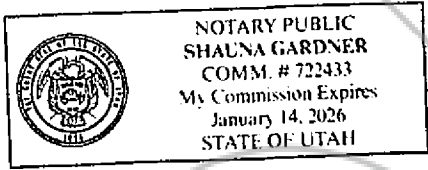
LENDER ACKNOWLEDGMENT

STATE OF Utah

COUNTY OF Salt Lake

)
) SS
)

This instrument was acknowledged before me on 7/16/2022 by Mckenzie
Mandy, AVP of Zions Bancorporation, N.A. dba Nevada
State Bank, as designated agent of Zions Bancorporation, N.A. dba Nevada State Bank.



(Seal, if any)

Shauna Gardner
(Signature of notarial officer)

Notary Public in and for State of Utah

SCHEDULE A

This SCHEDULE A is attached to and by this reference is made a part of the Deed of Trust, dated May 6, 2022, and executed in connection with a loan or other financial accommodations between ZIONS BANCORPORATION, N.A. DBA NEVADA STATE BANK and JOHN J EDISS and KARIN R LOVE EDISS.

THAT CERTAIN PIECE OR PARCEL OF LAND, AND THE BUILDINGS AND IMPROVEMENTS

THEREON, KNOWN AS: 2913 CLOUDBURST CANYON DR

IN THE TOWN OF: GENOA

COUNTY OF: DOUGLAS

AND STATE OF: NV

LEGAL DESCRIPTION:

THE FOLLOWING DESCRIBED LAND SITUATED IN THE COUNTY OF DOUGLAS AND STATE OF NEVADA:

PARCEL 1:

LOT 15, IN BLOCK A, AS SET FORTH ON FINAL SUBDIVISION MAP, PLANNED UNIT DEVELOPMENT PD 05-001 FOR SUMMIT RIDGE AT GENOA LAKES GOLF RESORT PHASE 3A, FILED FOR RECORD WITH THE DOUGLAS COUNTY

RECORDER ON SEPTEMBER 12, 2007 IN BOOK 907, PAGE 2074, AS DOCUMENT NO. 709043, OFFICIAL RECORDS, DOUGLAS COUNTY, NEVADA.

PARCEL 2:

TOGETHER WITH THE FOLLOWING EASEMENT FOR ACCESS:

A NON-EXCLUSIVE 50 FOOT WIDE ACCESS EASEMENT, CREATED IN THAT CERTAIN DOCUMENT ENTITLED "EASEMENT AMENDMENT DEED", EXECUTED BY LITTLE MONDEAUX LIMOUSIN CORPORATION, RECORDED ON FEBRUARY 25,

1998, AS DOCUMENT NO. 433367 IN BOOK 298, PAGE 4658 OF THE OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA.

A 50 FOOT WIDE ACCESS, IRRIGATION, AND UTILITY EASEMENT OVER AND ACROSS THOSE CERTAIN LANDS

DESCRIBED IN DOCUMENT RECORDED ON FEBRUARY 3, 2004 IN BOOK 204, PAGE 954, AS DOCUMENT NO. 603680 OF THE OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA.

A 60 FEET PRIVATE ACCESS, PRIVATE IRRIGATION, AND PUBLIC UTILITY EASEMENT, AS SET FORTH ON THE FINAL

SUBDIVISION MAP ENTITLED CANYON CREEK MEADOWS PHASE 1, ACCORDING TO THE PLAT THEREOF, FILED ON

FEBRUARY 11, 2004 IN BOOK 204, PAGE 4470, AS DOCUMENT NO. 604356 OF THE OFFICIAL RECORDS OF DOUGLAS

SCHEDULE A
(Continued)

Page 2

COUNTY, NEVADA.

AN EASEMENT FOR NON-EXCLUSIVE ACCESS PURPOSES WITH THE EASEMENT AREA, CREATED IN THAT CERTAIN DOCUMENT ENTITLED "MASTER GRANT DEED" EXECUTED BY RONALD L. SIMEK, ET AL., RECORDED ON DECEMBER 31, 1996 AS DOCUMENT NO. 403934 IN BOOK 1296, PAGE 4911 OF THE OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA.

AN EASEMENT FOR PEDESTRIAN AND VEHICULAR INGRESS AND EGRESS TO AND FROM THAT CERTAIN REAL PROPERTY, AND THE INSTALLATION, CONSTRUCTION, REPAIR, MAINTENANCE AND REPLACEMENT OF ROADWAY IMPROVEMENTS WITHIN THE EASEMENT AREA, SUCH AS, WITHOUT LIMITATION, ASPHALT PAVING, CATTLE GUARD, AND SO FORTH, CREATED IN THAT CERTAIN DOCUMENT ENTITLED "GRANT OF RELOCATABLE PRIVATE ACCESS EASEMENT (#OS6), EXECUTED BY RONALD L. SIMEK, RECORDED ON FEBRUARY 3, 2004 AS DOCUMENT NO. 603676 IN BOOK 204, PAGE 862 OF THE OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA.

PARCEL 3:

ALSO TOGETHER WITH THE FOLLOWING RESERVATIONS, EASEMENTS AND COVENANTS FOR THE BENEFIT OF PARCEL

1, HEREIN:

EASEMENTS PURSUANT TO DOCUMENT ENTITLED "ANCILLARY EASEMENTS MEMORANDUM", RECORDED MARCH 31, 2005 IN BOOK 305, PAGE 14366 AS DOCUMENT NO. 640526 OF THE OFFICIAL RECORDS OF DOUGLAS COUNTY NEVADA.

EASEMENT PURSUANT TO DOCUMENT ENTITLED "GRANT OF EASEMENT", RECORDED MAY 1, 2006 IN BOOK 506, PAGE 168 AS DOCUMENT NO. 673811 OF THE OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA.

EASEMENTS PURSUANT TO DOCUMENT ENTITLED "GRANT OF EASEMENTS", RECORDED MAY 1, 2006 IN BOOK 506, PAGE 347 AS DOCUMENT NO. 673835 OF THE OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA.

EASEMENTS PURSUANT TO DOCUMENT ENTITLED "GRANT OF EASEMENTS", RECORDED MAY 1, 2006 IN BOOK 506, PAGE 377 AS DOCUMENT NO. 673836 OF THE OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA.

EASEMENTS PURSUANT TO DOCUMENT ENTITLED "RECIPROCAL PARKING AND ACCESS EASEMENT AGREEMENT", RECORDED JULY 24, 2006 IN BOOK 706, PAGE 8118 AS DOCUMENT NO. 680413 OF THE OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA.

EASEMENTS PURSUANT TO DOCUMENT ENTITLED "GRANT OF MAILBOX CLUSTER EASEMENT", RECORDED

SCHEDULE A
(Continued)

Page 3

DECEMBER 1, 2006 IN BOOK 1206, PAGE 66 AS DOCUMENT NO. 689800 OF THE OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA.
BEING THE SAME PROPERTY CONVEYED TO JOHN J. EDISS AND KARIN R. LOVE-EDISS, TRUSTEES OF THE JOHN J. EDISS AND KARIN R. LOVE-EDISS REVOCABLE LIVING TRUST BY DEED FROM JOHN J. EDISS AND KARIN R. LOVE-EDISS, HUSBAND AND WIFE HOLDING AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP RECORDED 04/08/2022 IN DEED DOCUMENT NO. 2022-983503, IN THE DOUGLAS COUNTY, NV, RECORDER'S OFFICE

THIS SCHEDULE A IS EXECUTED ON MAY 6, 2022.

GRANTOR:

THE JOHN J. EDISS AND KARIN LOVE-EDISS REVOCABLE LIVING TRUST

By:

John J. Ediss, trustee
JOHN J. EDISS, Trustee of THE JOHN J. EDISS AND
KARIN LOVE-EDISS REVOCABLE LIVING TRUST

By:

Karin Love-Ediss TRUSTEE
KARIN LOVE-EDISS, Trustee of THE JOHN J. EDISS
AND KARIN LOVE-EDISS REVOCABLE LIVING TRUST