

RECORDING REQUESTED BY AND
WHEN RECORDED RETURN TO:

Lisa Marie Fraas, Esq.
Post Office Box 470
Tahoe Vista, California 96148



SHAWNYNE GARREN, RECORDER

MAIL TAX STATEMENTS TO:

Martin De Leon, Trustee
1762 Heather Circle
Minden, Nevada 89423

CERTIFICATION OF TRUST

COVER SHEET

THE CERTIFICATION OF TRUST FOR THE Martin De Leon Living Trust dated June 1, 2023

This Certification of Trust includes real property situated in the State of Nevada, County of Douglas:

Unit No. 1 as set forth in the Final Map of WESTWOOD PARK UNIT NO. III, a Planned Unit Development, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on November 29, 1989, in Book 1189, Page 3658, as Document No. 215633.

TOGETHER WITH an undivided 1/18th interest in and to the common area lying within the interior lines as set forth in the Final Map of WESTWOOD PARK UNIT NO. III, a Planned Unit Development, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on November 29, 1989, in Book 1189, Page 3658, as Document No. 215633.

Commonly known as 1762 Heather Circle, Minden, Nevada 89423

Assessor's Parcel No: 1320-30-112-001

Certification of Trust for the Martin De Leon Living Trust dated June 1, 2023

Pursuant to Nev. Rev. Stat. § 164.400 to § 164.440, this Certification of Trust is signed by all the currently acting Trustees of the Martin De Leon Living Trust dated June 1, 2023, who declare:

1. The Grantor of the trust is Martin De Leon. The trust is revocable by the Grantor.
2. The Trustee of the trust is Martin De Leon.
3. The Successor Trustees of the trust are:

Upon Incapacity or Death:

Joey De Leon; and then

Gordon Perry.

4. The tax identification number of the trust is the Social Security number of Martin De Leon.
5. Title to assets held in the trust will be titled as:

Martin De Leon, Trustee of the Martin De Leon Living Trust dated June 1, 2023,
and any amendments thereto.
6. An alternative description will be effective to title assets in the name of the trust or to designate the trust as a beneficiary if the description includes the name of at least one initial or successor Trustee, any reference indicating that property is being held in a fiduciary capacity, and the date of the trust.
7. Excerpts from the trust document that establish the trust, designate the Trustee, and set forth the powers of the Trustee will be provided upon request. The powers of the Trustee include the power to acquire, sell, assign, convey, pledge, encumber, lease, borrow, manage, and deal with real and personal property interests.
8. The terms of the trust provide that a third party may rely upon this Certification of Trust as evidence of the existence of the trust and is specifically relieved of any obligation to inquire into the terms of this trust or the authority of my Trustee, or to see to the application that my Trustee makes of funds or other property received by my Trustee.
9. The trust has not been revoked, modified, or amended in any way that would cause the representations in this Certification of Trust to be incorrect.

June 1, 2023

Martin De Leon, TRUSTEE
Martin De Leon, Trustee

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

State of California)
County of Placer)

On June 1, 2023 before me, Lisa Marie Fraas, Notary Public, personally appeared Martin De Leon, 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 me that he/~~she~~/~~they~~ executed the same in his/~~her~~/~~their~~ authorized capacity(ies), and that by his/~~her~~/~~their~~ signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Lisa Marie Fraas (Seal)
Lisa Marie Fraas, Law Office of Lisa Marie Fraas

