

DOUGLAS COUNTY, NV

2023-994229

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02/24/2023 10:21 AM

COMPUTERSHARE TITLE SERVICES - VR

SHAWNYNE GARREN, RECORDER

Recording requested by:

Mohammed Ahmed
Computershare Title Services
6200 South Quebec Street
Greenwood Village, CO 80111

When recorded return to:

COMPUTERSHARE TITLE SERVICES
6200 SOUTH QUEBEC STREET
GREENWOOD VILLAGE, CO 80111
Voice: 1-(800) 315-4757



SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE

ORDER #: 480179 "RANDY ARNOLD DIAS" DOUGLAS COUNTY, NEVADA

The Undersigned does hereby affirm that this document submitted for recording does not contain the social security number of any person or persons. (per NRS 239B.030)

WHEREAS **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC.**, is the current beneficiary of that certain Deed of Trust, executed by **RANDY ARNOLD DIAS, AN UNMARRIED MAN** as Trustor, to **CHICAGO TITLE INSURANCE COMPANY.**, Original Trustee for the benefit of **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS MORTGAGEE, AS NOMINEE FOR MASON MCDUFFIE MORTGAGE CORPORATION., ITS SUCCESSORS AND ASSIGNS WHOSE ADDRESS IS P.O. BOX 2026, FLINT, MI 48501-2026**, Original Beneficiary and recorded **June 14, 2022** as Instrument No.: **2022-986292**, in the Office of the Recorder of **DOUGLAS COUNTY**, State of **NEVADA** and more particularly described on said Deed of Trust referred to herein.

WHEREAS, the Undersigned desires to substitute a Trustee under said Deed of Trust, in the place and instead of the Current Trustee. NOW THEREFORE, the Undersigned does hereby appoint **COMPUTERSHARE TITLE SERVICES LLC**, whose address is **6200 SOUTH QUEBEC STREET, GREENWOOD VILLAGE, COLORADO 80111** as Trustee under said Deed of Trust.

Property is commonly known as: **1777 CROCKETT LN, GARDNERVILLE, NEVADA 89410-6177**

IN WITNESS WHEREOF, the Undersigned has caused this instrument to be executed for and in its name by its duly authorized officer on or as of the **24th** day of **February, 2023**.

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. AS MORTGAGEE

VICTORIA MORLAN
VICE PRESIDENT

COMPUTERSHARE TITLE SERVICES LLC, hereby accepts the appointment as Trustee, or Successor Trustee, or Substituted Trustee, under that certain Deed of Trust described above. WHEREAS, having received from the above named current beneficiary a written request to reconvey, stating that the indebtedness has been paid in full and/or the purpose of the Deed of Trust has been fully satisfied. NOW THEREFORE, the Undersigned, as Successor Trustee, pursuant to the written request, does hereby grant and reconvey, without warranty, expressed or implied, to the **PERSONS LEGALLY ENTITLED THERETO** all the estate and interest held by it, as Trustee under said Deed of Trust.

IN WITNESS WHEREOF, the Undersigned has caused this instrument to be executed for and in its name by its duly authorized officer on or as of the **24th** day of **February, 2023**.

COMPUTERSHARE TITLE SERVICES LLC

BRYAN GREEN
VICE PRESIDENT

STATE OF **COLORADO**

COUNTY OF **ARAPAHOE**

The foregoing instrument was acknowledged before me by means of physical presence or online notarization this **February 24, 2023**, by **VICTORIA MORLAN** and **BRYAN GREEN** as **VICE PRESIDENT** and **VICE PRESIDENT**, respectively, on behalf of their respective entities, who as such **VICE PRESIDENT** and **VICE PRESIDENT** being authorized to do so, executed the foregoing instrument for the purposes therein contained. They are personally known to me.



KRISTIN HANDLOVITCH
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20224006801
MY COMMISSION EXPIRES 03/28/2026

Printed Name: **Kristin Handlovitch**
Notary Public
My Commission Expires: **03/28/2026**
Notary ID: 20224006801
DAN # 20224006801 - 529592



Exhibit "A"

Legal Description

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

PARCEL 1:

A portion of the SE ¼ of the NE ¼ Section 11, T. 12 N., R. 20 E., M. D. B. & M., described as follows:

Commencing at the ¼ corner common the sections 11 and 12, T. 12 N., R. 20 E., M. D. B. & M., as said ¼ corner is shown on the map of Pine Nut Subdivision Unit No. 1, filed for record in the office of the Douglas County Recorder June 11, 1963, as File No. 22783, thence N. 89°51'30" W. along the centerline of said section 11, 545.00 feet to the true point of beginning said true point of beginning being the Southwest corner of the parcel described in the contract of sale recorded March 28, 1973, in Book 373, Page 758, Official Records, thence N. 0°08'00" E. along the West line of the aforesaid parcel 345.00 feet; thence N. 89°51'30" W. 196.37 feet; thence S. 0°29'04" W. 345.00 feet more or less to the centerline of section 11; thence S. 89°51'30" E. 198.48 feet along said line to the point of beginning.

PARCEL 2:

Together with an easement for ingress and egress over the parcels of the land described as parcel 2 in the deed recorded February 16, 1973, in Book 273, Page 443, File No. 64309, Official Records.

APN: 1220-11-001-025

Note: Document No. 2021-967589 is provided pursuant to the requirements of Section 6.NRS 111.312.