

DOUGLAS COUNTY, NV

2023-994948

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\$40.00

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03/24/2023 11:19 AM

LEACH KERN GRUCHOW ANDERSON SONG

SHAWNYNE GARREN, RECORDER

When Recorded, Mail To:

JOHN E. LEACH, ESQ.
LEACH KERN GRUCHOW ANDERSON SONG
2525 Box Canyon Drive
Las Vegas, Nevada 89128

APN No.: 1220-04-111-003

**NOTICE OF RESCISSION OF NOTICE OF DEFAULT AND ELECTION TO SELL
REAL PROPERTY TO SATISFY NOTICE OF DELINQUENT ASSESSMENT LIEN**

WHEREAS, KINGSLANE OWNERS ASSOCIATION, INC., as Beneficiary under that certain Notice of Delinquent Assessment Lien hereinafter described, delivered to Trustee thereunder written Notice of Default and Election to Sell Real Property to Satisfy Notice of Delinquent Assessment Lien; and

WHEREAS, notice was given by the undersigned, as such Beneficiary, of breach of the obligations for which said Notice of Delinquent Assessment Lien is security and of election to cause to be sold the property therein described, which notice was recorded on January 24, 2023, as Document No. 993380 in the Official Records of the County Recorder of Douglas County, State of Nevada.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that the undersigned, as such Beneficiary, does hereby rescind, cancel, and withdraw said Notice of Default and Election to Sell Real Property to Satisfy Notice of Delinquent Assessment Lien, it being understood, however, that this rescission shall not in any manner be construed as waiving or affecting any breach or default - past, present, or future - under said Notice of Delinquent Assessment Lien or as impairing any right or remedy thereunder, but is and shall be deemed to be only an election, without prejudice, not to cause a sale to be made pursuant to said declaration and notice and shall in no way jeopardize or impair any right, remedy, or privilege secured to Beneficiary and/or Trustee under said Notice of Delinquent Assessment Lien nor modify nor alter in any respect any of the terms, covenants, conditions, or obligations thereof, and said Notice of Delinquent Assessment Lien and

all obligations secured thereby are hereby reinstated and shall be and remain in force and effect the same as if said Notice of Default and Election to Sell Real Property had not been made and given.

Property Owner at time of recording of Notice of Default and Election to Sell Real Property: Andrew P. Michaels and Janet Michaels.

Street Address: 1206 Kingslane, Gardnerville, Nevada 89410.

DATED this 23 day of March, 2023.

KINGSLANE OWNERS ASSOCIATION, INC.

By *John E. Leach*
JOHN E. LEACH, ESQ., as
Authorized Agent for age Kingslane Owners
Association, Inc.

STATE OF NEVADA)
)
) ss.
COUNTY OF DOUGLAS)

JOHN E. LEACH, ESQ., being first duly sworn, deposes and says:

That I am the Authorized Agent for KINGSLANE OWNERS ASSOCIATION, INC. in the above-entitled matter; that I have read the foregoing, Notice of Rescission of Notice of Default and Election to Sell Real Property to Satisfy Notice of Delinquent Assessment Lien, and know the contents thereof, and that the same is true to the best of my knowledge, except as to those matters therein stated on information and belief, and as to those matters, I believe them to be true.

John E. Leach
JOHN E. LEACH, ESQ.

State of Nevada
County of Douglas
This instrument was acknowledge before me on
this 23rd day of March, 2023.
By John E. Leach

Merlin Ann Calimpong
NOTARY PUBIC, in and for said County and State

