



SHAWNYNE GARREN, RECORDER

APN# 1271-05-001-011

Recording Requested by/Mail to:

Name: JANET S. PARKER LEONARD K PARKER

Address: 1790 CREEK DRIVE

City/State/Zip: GARDNEVILLE NV 89410

Mail Tax Statements to:

Name: _____

Address: _____

City/State/Zip: _____

ORDER APPROVING AMENDED MOTION TO AVOID JUDGMENT LIEN OF DISCOVER BANK

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

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Natalie M. Cox

Honorable Natalie M. Cox
United States Bankruptcy Judge



Entered on Docket
January 26, 2023

SEAN P. PATTERSON, Esq.
STATE BAR NUMBER 5736
232 Court Street
Reno, Nevada 89501
(775) 786-1615

Attorney for Debtors

Electronically Filed
1-24-23

I CERTIFY THAT THIS IS A TRUE COPY:

DATED: February 22, 2023

ATTEST:

Caryn Youngblood

Digitally signed by Caryn Youngblood
Date: 2023.02.22 09:09:50 -08'00'

Deputy Clerk



UNITED STATES BANKRUPTCY COURT
FOR THE DISTRICT OF NEVADA

* * *

IN RE:
JANET S. PARKER
LEONARD K. PARKER

Case No. BK-N-22-50542-NMC
(Chapter 7)
**ORDER APPROVING AMENDED MOTION
TO AVOID JUDGMENT LIEN OF
DISCOVER BANK**
Hearing Date: 1-24-23
Hearing Time: 2:00 p.m.
Time Required: 5 Minutes

Debtors. /

The Debtors, by and through their attorney, SEAN P. PATTERSON, Esq. having filed a Motion to Avoid Judgment Lien of Discover Bank on December 21, 2022. The motion was amended on December 22, 2021. The debtors sought a court order removing a judgment lien from their homesteaded residence. There having been no opposition filed herein in response to this motion. In addition, there was no appearance by opposing counsel at the hearing.

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After proper notice and a hearing, the following is **HEREBY ORDERED:**

1. That Judgment Lien is avoided as removing the lien from the property located at 1390 Creek Drive in Gardnerville, Nevada 89410. The legal description is attached hereto as Exhibit "A" to this order.
2. That the judgment lien recorded on March 30, 2020, as Document Number 2020-944036 shall be removed from the debtors' homesteaded residence and is now and null and void. The APN for this property is 1221-05-011.

RESPECTFULLY SUBMITTED this 24th day of January 2023.

/s/ SEAN P. PATTERSON, ESQ.
Attorney for Debtors

CERTIFICATION PER LR 9021

In accordance with LR 9021, counsel submitting this document certifies as follows:

___ The court has waived the requirement set forth in LR 9021(b)(1).

*** No party appeared at the hearing or filed an objection to the motion.

___ I have delivered a copy of this proposed order to all attorneys who appeared at the hearing, and each has approved or disapproved the order, or failed to respond, as indicated below: [list each party and whether the party has approved, disapproved, or failed to respond to the document]:

___ I certify that this is a case under chapter 7 or 13, that I have served a copy of this order with the motion pursuant to LR 9014(g), and that no party has objected to the form or content of the order.

Dated this 24th day of January, 2023

/s/ Sean P. Patterson
Sean P. Patterson, Esq.
Attorney for Debtor

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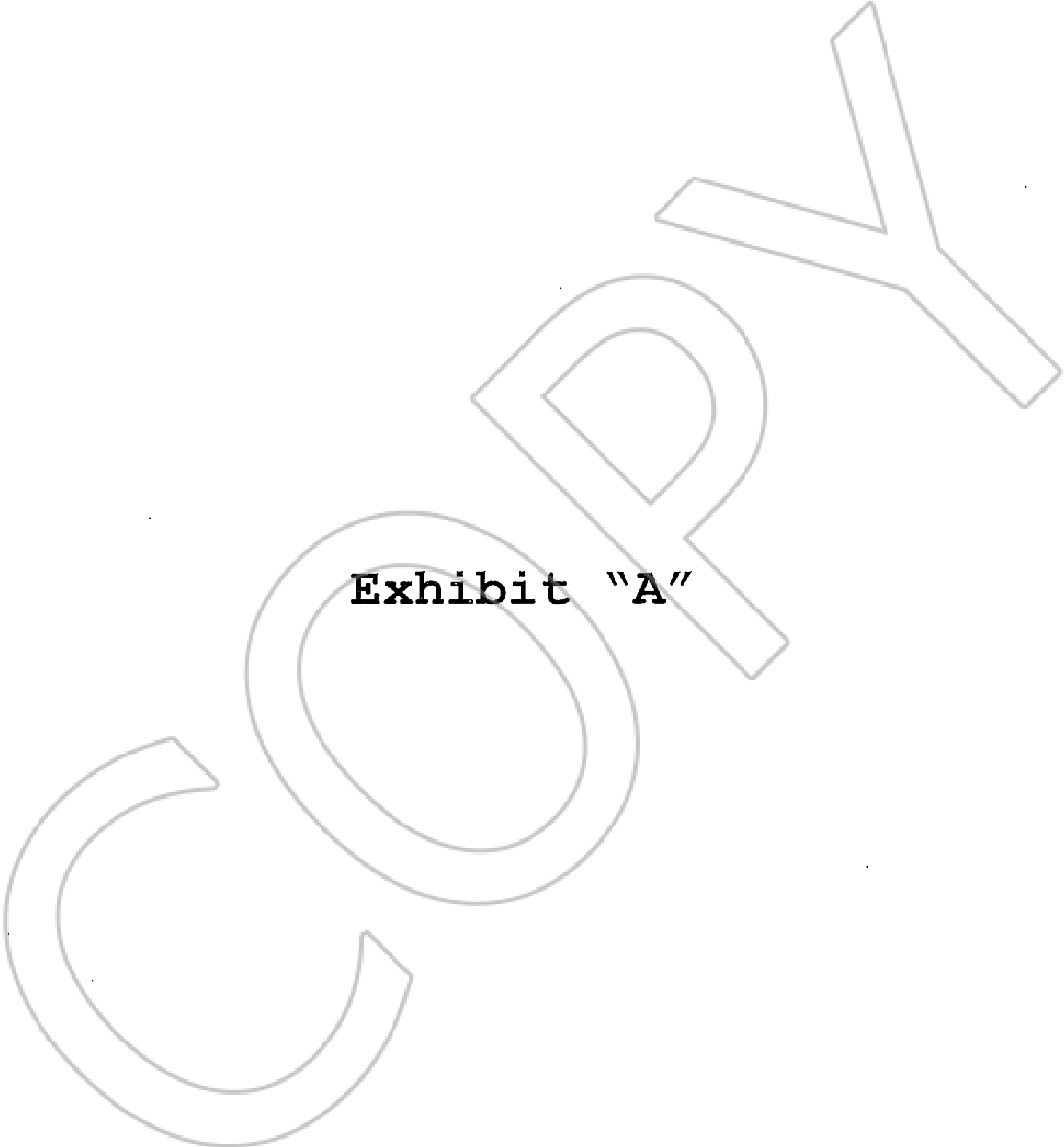


Exhibit "A"

EXHIBIT "A"

THAT PORTION OF SECTION 5, TOWNSHIP 12, RANGE 21, M.D.B. & M., DESCRIBED AS FOLLOWS:

PARCEL A:

PARCEL 1, AS SHOWN ON THE PARCEL MAP FOR WALTER LEE, LOCATED IN THE NORTHEAST ¼ OF SECTION 5, TOWNSHIP 12 NORTH, RANGE 21 EAST, M. D. B & M., RECORDED MAY 17, 1977, IN BOOK 577, PAGE 878, DOCUMENT NO. 09256, OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA.

PARCEL B:

TOGETHER WITH EASEMENT FOR ROADWAY AND UTILITY PURPOSES 25 FEET IN WIDTH LYING 12.5 FEET ON EITHER SIDE OF THE FOLLOWING DESCRIBED CENTER LINE; BEGINNING AT THE NORTHEAST CORNER OF THE PROPERTY CONVEYED TO RICHARD H. NALDER AND WIFE BY CORRECTED AGREEMENT RECORDED AUGUST 13, 1974, IN BOOK 874, PAGE 339, OFFICIAL RECORDS, AS DOCUMENT NO. 74709; THENCE SOUTH ALONG THE EAST LINE OF SAID LOT 2 OF THE NORTHEAST ¼ SECTION 5, SAID TOWNSHIP AND RANGE; THENCE EAST PARALLEL WITH AND 12.5 FEET NORTH OF THE SOUTH LINE OF LOT 2 OF THE NORTHEAST ¼ OF SECTION 5 TO A POINT IN THE EAST LINE OF SECTION 5, SAID TOWNSHIP AND RANGE.

PARCEL C:

TOGETHER WITH AN EASEMENT FOR ROADWAY AND UTILITY PURPOSES 25 FEET IN WIDTH TRAVERSING PARCEL 2 AS SET FORTH ON SAID PARCEL MAP HEREIN ABOVE.

NOTE: THE ABOVE MEETS AND BOUND DESCRIPTION APPEARED PREVIOUSLY IN THAT CERTAIN DOCUMENT RECORDED NOVEMBER 16, 2004, IN BOOK 1104, PAGE 7836, AS INSTRUMENT NO. 0629458.

