



SHAWNYNE GARREN, RECORDER

APN #1320-33-717-023

**RECORDING REQUESTED BY AND
MAIL TO:**

TOWN OF GARDNERVILLE
1407 Highway 395 North
Gardnerville, NV 89410
(775) 782-7134

LIEN FOR GARBAGE AND/OR REFUSE SERVICE

In Accordance with DCC Chapter 18
And NRS Chapters 108, 318 and 444

NOTICE IS HEREBY GIVEN THAT: Pursuant to the provisions of Douglas County Code 18.06, Nevada Revised Statutes 108.239, 318.197 and 444.440 to 444.620, inclusive, TOWN OF GARDNERVILLE, hereinafter referred to as "Claimant" claims a lien upon the real property, described in Paragraph Five (5) below, and states the following:

1. That demand of Claimant after deducting all just credits and offsets is: \$ 271.38, together with interest thereon at the rate of 18% per annum from 1/1/23.
2. That the name of the owner(s) or reputed owner(s) of said property is (are):
COTE, DENNIS JR & DEBRA
3. That Claimant did from 1/1/21, until present, perform garbage and/or refuse service for that certain real property, the location of which is set forth in Paragraph Five (5) below.
4. Claimant furnished garbage and/or refuse service to:

1377 Falstaff Lane

Gardnerville, NV 89410

5. That the property upon which said lien is sought to be charged is situated in the Town of Gardnerville, County of Douglas, State of Nevada, commonly known as and more particularly described as:

APN: #1320-33-717-023 – Legal Description is attached

In Witness Whereof, I/We have hereunto set my hand/our hands this 18th day of August, 2023.

Town of Gardnerville Claimant

Erik Nilssen

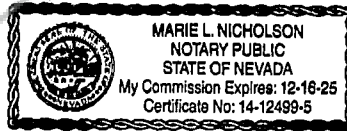
ERIK NILSSEN, P.E., Town Manager

ACKNOWLEDGMENT

STATE OF NEVADA)
 : ss.
COUNTY OF DOUGLAS)

On 8/18/23, before me, Marie L. Nicholson, personally appeared ERIK NILSSEN, P.E., Town Manager of the TOWN OF GARDNERVILLE, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.



(Notarial Seal)

Marie L. Nicholson
SIGNATURE



A.P.N. 1320-33-717-023
Escrow No.: DO-2090897-TA
1092924

RECORDING REQUESTED BY:

MAIL TAX STATEMENTS AND WHEN
RECORDED, MAIL TO:

Dennis Cote, Jr.
1377 Falstaff Lane
Gardnerville, NV 89410

THIS SPACE FOR RECORDER'S USE ONLY

The undersigned grantor(s) declare(s): Documentary transfer tax is -0-, Exempt #3,

GRANT, BARGAIN, SALE DEED

That **Dennis Cote, Jr., a single man and Debra Cote, who acquired title as Debra Jones, a single woman** in consideration of \$10.00 Dollars, the receipt of which is hereby acknowledged, do(es) hereby Grant, Bargain, Sell and Convey to **Dennis Cote, Jr. and Debra Cote, Husband and Wife as Joint Tenants** all that real property in the County of Douglas, State of Nevada, bounded and described as follows:

Lot 44, Block D, as set forth on Final Subdivision Map No. 1006-9 for CHICHESTER ESTATES, PHASE 9, filed in the office of the County Recorder of Douglas County, Nevada on November 27, 2001 in Book 1101 of Official Records, Page 7916, as Document No. 528504 and that certain Certificate of Amendment recorded on February 15, 2002 in Book 0202 at Page 5302 as Document No. 534879, Official Records.

Together with all singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.