Rec:\$40.00 Total:\$40.00 HERITAGE LAW 2024-1006416 04/05/2024 03:44 PM

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APN: 1320-29-113-007

Recorded at the Request of/Return To: HERITAGE LAW 1625 State Route 88, Suite 304 Minden, NV 89423

Mail Future Tax Statements To: CRAIG E. STETLER, Trustee & JULIE LYN STETLER, Trustee 1765 Lantana Drive Minden, NV 89423

The undersigned hereby affirms that the document Submitted for recording <u>DOES</u> contain personal information as required by law: Affidavit of Death – NRS 440.380(1)(A) & NRS 40.525(5)

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SHAWNYNE GARREN, RECORDER

AFFIDAVIT OF DEATH OF SETTLOR/TRUSTEE OF TRUST

STATE OF NEVADA)
	: ss
COUNTY OF DOUGLAS	1

JULIE LYN HOPKINS, being of legal age, and being of sound mind and body, hereby swears (or affirms) under penalty of perjury, that the following is true of her own personal knowledge:

That GLORIA JEAN STETLER, the Decedent mentioned in the attached certified copy of Certificate of Death issued by the State of Nevada attached hereto as **Exhibit 1** and incorporated herein by reference, is the same persons as GLORIA J. STETLER, Settlor of the *Gary and Gloria Stetler Family Trust, dated March 20, 2001,* and any amendments thereto, and named as Grantor in that certain *Grant, Bargain, Sale Deed* executed on May 1, 2004, by GARY E. STETLER and GLORIA A. STETLER, and recorded on May 6, 2004, as Document No. 612427 of Official Records of Douglas County, State of Nevada, which *Grant, Bargain, Sale Deed* pertains to property situated at 1765 Lantana Drive, Minden, County of Douglas, State of Nevada, and more precisely described as:

SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A" AND INCORPORATED BY REFERENCE

Pursuant to NRS 111.312, the above legal description was previously recorded in the *Grant, Bargain, Sale Deed* recorded as Document No. 612427 of Official Records of Douglas County, State of Nevada, on May 6, 2004.

This deed was prepared without the benefit of a title search and the description of the property was furnished by the party(ies). The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

CRAIG E. STETLER and JULIE LYN HOPKINS shall forthwith serve as Co-Trustees of *Gary and Gloria Stetler Family Trust, dated March 20, 2001,* and any amendments thereto, due to the death of Grantor GLORIA J. STETLER and the pre-existing incapacity of Grantor GARY E. STETLER (which is addressed in the *Certification of Trust* dated April 3, 2024, which is being recorded contemporaneously herewith).

I declare under penalty of perjury under the laws of the State of Nevada that the foregoing is true and correct.

Dated: April 3, 2024.

Gary and Gloria Stetler Family Trust, dated March 20, 2001, and any amendments thereto

LIE LYN HOPKINS, Co-Trustee

STATE OF NEVADA

) :SS.

COUNTY OF DOUGLAS

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On April 3, 2024, before me, a Notary Public, personally appeared JULIE LYN HOPKINS, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to this instrument and acknowledged that she executed it.

Notary Public

MICHELLE ANDRA GIBBONS
Notary Public - State of Nevada
Appointment Recorded in Douglas County
No: 21-1975-05 - Expires January 4, 2025

EXHIBIT "A" LEGAL DESCRIPTION

Lot 437 as shown on the official plat of WINHAVEN, UNIT NO. 6, filed for record in the office of the County Recorder of Douglas County, Nevada on August 4, 1994, in Book 894 of Official Records at page 692, as Document No. 343273.





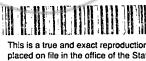


DEPARTMENT OF HEALTH AND HUMAN SERVICES DIVISION OF PUBLIC AND BEHAVIORAL HEALTH

DIVISION OF PUBLIC AND BEHAVIORAL HEALTH VITAL STATISTICS

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CERTIFIED COPY OF VITAL RECORDS

This is a true and exact reproduction of the document officially registered and placed on file in the office of the State Registrar and Vital Records.

DATE ISSUED:

2/22/2024

This copy is not valid unless prepared on engraved border displaying date, seal and signature of Registrar.

