

APN# 1320-34-002-045



SHAWNYNE GARREN, RECORDER

Recording Requested by/Mail to:

Name: James D. Boyle, Esq.

Address: 800 S. Meadows Pkwy, Suite 800

City/State/Zip: Reno, Nevada 89521

Mail Tax Statements to:

Name: _____

Address: _____

City/State/Zip: _____

Release of Lis Pendens

Title of Document (required)

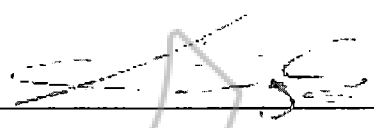
Please complete the Affirmation Statement below:

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)
- Military Discharge** – NRS 419.020 (2)
- Other NRS** _____ (state specific law)

-OR-

I the undersigned hereby affirm the attached document, including any exhibits, hereby submitted for recording does NOT contain the personal information of any person(s). (Per NRS 239B.030)



Signature
James D. Boyle

Printed Name

This document is being (re-)recorded to correct document # _____, and is correcting


RECEIVED

JUL 09 2024

Douglas County
District Court Clerk

APN. 1320-34-002-045

1 **HOLLEY DRIGGS, LTD.**
2 **AUDREY P. DAMONTE, ESQ.**
3 Nevada Bar No. 04244
4 Email: adamonte@nevadafirm.com
5 **JAMES D. BOYLE, ESQ.**
6 Email: jboyle@nevadafirm.com
7 Nevada Bar No. 08384
8 800 S. Meadows Parkway, Suite 800
9 Reno, Nevada 89521
10 Telephone: (702) 791-0308
11 Facsimile: (702) 791-1912

NO. 2023-CV-00221
FILED July 9, 2024 @ 11:00
REBECCA EDWARDS
CLERK OF COURT
BY  DEPUTY

12 *Attorneys for Plaintiff*

13 **IN THE NINTH JUDICIAL DISTRICT OF THE STATE OF NEVADA IN AND FOR**
14 **THE COUNTY OF DOUGLAS**

15 **KATHRYN SILVERTON, as trustee of the**
16 **Loretta M. Kuhn Revocable Trust,**

Case No.: 2023-CV-00221

17 **Plaintiff,**

Department No.: II

18 v.

19 **PHILIP MACKEN and DELORES WEBB**
20 **MACKEN; and DOES I – X, inclusive and ROE**
21 **ENTITIES I – X, inclusive,**

22 **Defendants.**

23 **RELEASE OF LIS PENDENS**

24 NOTICE IS HEREBY GIVEN that the Notice of Lis Pendens, in relation to the above-
25 captioned action concerning and affecting the real property as described herein, and recorded with
26 the Douglas County Recorder's Office on October 17, 2024 as Instrument No. 2023-1001520, is
27 hereby released.

28 This Release of Lis Pendens affects the title to certain real property generally described as
1440 Stonegate Court, Gardnerville, Nevada, APN 1320-34-002-045, located in the County of
Douglas, State of Nevada, and legally described as:

LOT 5 AS SET FORTH ON THAT CERTAIN PARCEL MAP #2 LDA
01-040 FOR MIKIM DEVELOPMENT COMPANY, LLC FILED FOR
RECORD IN THE OFFICE OF THE COUNTY RECORDER OF
DOUGLAS COUNTY, STATE OF NEVADA ON MAY 1, 2022, IN
BOOK 0502 OF OFFICIAL RECORDS, AT PAGE 89, AS DOCUMENT
NO. 541139.

HOLLEY DRIGGS

HOLLEY DRIGGS

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The undersigned does hereby affirm that the preceding document does not contain the social security number of any person.

DATED this 9th day of July, 2024.

HOLLEY DRIGGS LTD.

/s/ James D. Boyle
Audrey P. Damonte, Esq. (NBN 04244)
James D. Boyle, Esq. (NBN 08384)
800 South Meadows Parkway, Suite 800
Reno, Nevada 89521
T: (775) 851-8700 / F: (775) 851-7681

After Recording, Return To:
AUDREY P. DAMONTE, ESQ.
JAMES D. BOYLE, ESQ.
800 South Meadows Parkway, Suite 800
Reno, Nevada 89521
Phone: 775 / 851-8700

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CERTIFICATE OF SERVICE

I hereby certify that on the 9th day of July 2024, I served a copy of the foregoing document entitled **RELEASE OF LIS PENDENS** via electronic mail and U.S. Mail, postage prepared, and addressed to the following:

Attorney of Record	Parties Represented	Method of Service
J. Craig Demetras DEMETRAS LAW 230 East Liberty Street Reno, Nevada 89501	Defendants	<input type="checkbox"/> Personal Service <input checked="" type="checkbox"/> Email/E-File <input type="checkbox"/> Fax Service <input checked="" type="checkbox"/> Mail Service

/s/ Kathy MacElwain
An employee of Holley Driggs Ltd.

CERTIFIED COPY

The Document to which this certificate is attached is a full, true and correct copy of the original in file and of record in my office.

DATE July 11, 2024
REBECCA EDWARDS, Clerk of Court
of the State of Nevada, in and for the County of Douglas,
By S. Finney Deputy