

DOUGLAS COUNTY, NV

2024-1011353

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\$40.00

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FIRST CENTENNIAL - RENO (MAIN OFFICE)

SHAWNYNE GARREN, RECORDER

APN No.: 1220-20-001-036

Escrow No.: 24043819-SA

Recording Requested By:
First Centennial Title Company of Nevada
1352 Hwy 395, Ste 114
Gardnerville, NV 89410

When Recorded Return to:
Brown Family LivingTrust
634 Bay Green Drive
Arnold, MD 21012

Mail Tax Statements to:
**Nancy E. Lang, Trustee of The Nancy Lang 2008
Living Trust dated June 25,2008 as restated,and
any amendments thereto.
609 Sage Grouse Loop
Gardnerville, NV 89460**

SPACE ABOVE FOR RECORDERS USE

AFFIDAVIT OF DEATH OF TRUSTEE

(Title of Document)

Please complete Affirmation Statement below:

I, the undersigned, hereby affirm that the attached document, including any exhibits, hereby submitted for recording does contain the social security number of a person or persons as required by law: NRS 440.380 (1)(A) & NRS 50.525(5) (state specific law).



SIGNATURE

Escrow Officer

Sherry Ackermann

This page added to provide additional information required by NRS 111.312 Sections 1-2 and NRS 239B.030 Section 4.

This cover page must be typed or printed in black ink.

SPACE BELOW FOR RECORDER

APN: 1220-20-001-036
Escrow No. 24043819-SA

When Recorded Return to:
Timothy Patrick Zuniga-Brown, Co-Trustee, or any
successors in trust under, The Timothy And Leda
Moraima Brown Family Living Trust Dated May 6,
2021, and any amendments thereto
1114 Kimmerling Road
Gardnerville, NV 89460

SPACE ABOVE FOR RECORDERS USE

AFFIDAVIT - DEATH OF TRUSTEE

TIMOTHY PATRICK ZUNIGA-BROWN, of legal age, being duly sworn, deposes and says

That TIMOTHY CHARLES BROWN the decedent mentioned in the attached certified copy of the Certificate of Death, is the same person as TIMOTHY CHARLES BROWN named as one of the parties in that certain Quitclaim Deed dated May 28, 2021 executed by Timothy C. Brown and Leda M. Brown, husband and wife to Timothy Charles Brown, Trustee or any successors in trust under the Timothy and Leda Moraima Brown Family Living Trust dated May 6, 2021 and any amendments thereto recorded as Instrument No. 2021-968507, on June 2, 2021 of Official Records of Douglas County, Nevada, covering the following described property.

Lot 8, in Block B, of Marron Estates, according to the map thereof, filed in the Office of the County Recorder of Douglas County, Nevada, on September 9th, 1980, as Document No. 48330.

Assessors Parcel No.: 1220-20-001-036

The Timothy and Leda Moraima Brown Family Trust dated May 6, 2021

Timothy Brown
TIMOTHY PATRICK ZUNIGA-BROWN, CO-TRUSTEE

Ⓟ
Dated: 8/15/24

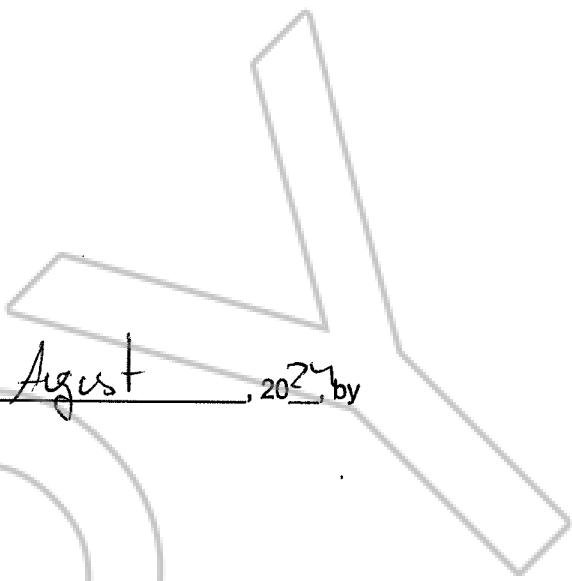
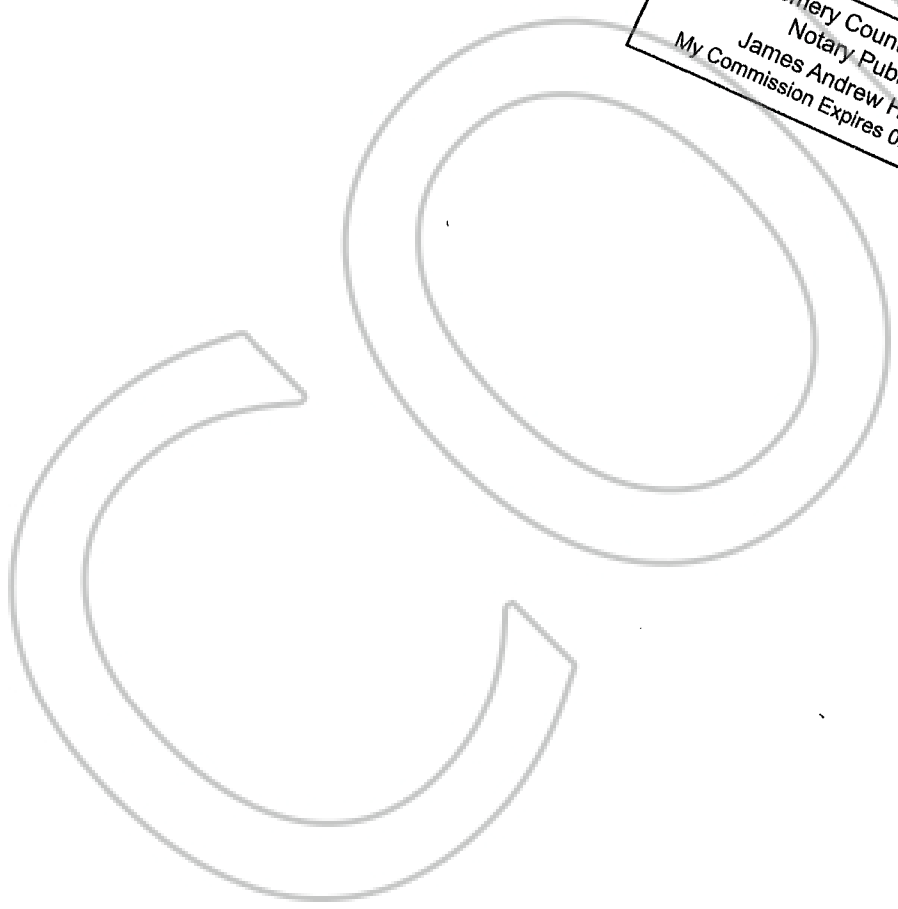
STATE OF Maryland

COUNTY OF Montgomery

This instrument was acknowledged before me on this 15 day of August, 2024, by
Timothy Patrick Zuniga-Brown

[Signature]
Notary Public

Montgomery County, Maryland
Notary Public
James Andrew Haley
My Commission Expires 02/03/2027



STATE OF UTAH
CERTIFICATION OF VITAL RECORD

CERTIFICATE OF DEATH

State File Number: 2023005607

Timothy Charles Brown
(AKA Tim Brown)

DECEDENT INFORMATION

Date of Death:	April 1, 2023	Time of Death:	21:30
City of Death:	Clinton	County of Death:	Davis
Age:	84	Date of Birth:	June 9, 1938
Place of Birth:	Anthony, Kansas	Sex:	Male
Armed Services:	Yes	Marital Status:	Widowed
Spouse's Name:		Usual Occupation:	Diplomat, Consul General
Industry/Business:	U.S. Department of State	Education:	Doctorate Degree
Residence:	Clinton, Utah	Father's Name:	Gilbert Roy Brown
Mother's Name:	Gertrude Adelaide Pasco	Facility Type:	Nursing Home/Assisted Living
Facility or Address:	The Peaks of Clinton		

INFORMANT INFORMATION

Name:	Barbara Peterson	Relationship:	Daughter
Mailing Address:	4196 West 1725 South, West Haven, Utah 84401		

DISPOSITION INFORMATION

Method of Disposition: Cremation
Place of Disposition: Lindquist's Ogden Crematory, Ogden, Utah
Date of Disposition: April 19, 2023

FUNERAL HOME INFORMATION

Funeral Home: Lindquist's Syracuse Mortuary
Address: 869 South 2000 West, Syracuse, Utah 84075
Funeral Director: Daniel R Jackson

MEDICAL CERTIFICATION

Certifying Physician: Jennifer M Fox APRN, Home Medical Services, 375 Main Street Suite 103, Kaysville, Utah 84037

CAUSE OF DEATH

Dehydration [Onset: 2 Days]
Due to (or as a consequence of): Delirium [Onset: 5 Days]
Due to (or as a consequence of): Advanced Dementia
Other significant conditions: Covid19, Protein Calorie Malnutrition
Tobacco Use: Unknown if User
Medical Examiner Contacted: Yes Autopsy Performed: No Manner of Death: Natural

Date Registered: April 5, 2023

Date Issued: April 5, 2023

This is an exact reproduction of the facts registered in the Utah State Office of Vital Records and Statistics.
Security features of this official document include: Intaglio Border, V & R images in top cycloids, and intaglio microtext.

This document displays the date, seal and signature of the Utah State Registrar of Vital Record and Statistics.



Linda S. Winger
Linda S. Winger, MSW, LCSW
State Registrar
Rev. 12/20



Brian Hatch
Brian Hatch
Director/Health Officer

