



SHAWNYNE GARREN, RECORDER

APN# 1420-07-311-005
(Must match APN# on document to be Recorded)

Department of Business and Industry
Nevada Housing Division
Manufactured Housing

Affidavit of Conversion
to Real Property (TL-110)

County of Douglas

RECORDING COVER PAGE
(Must be Typed or Printed legibly in black ink only. Do Not Print in 1" margins of this document)

Above Space for Recorder's Use ONLY

TITLE OF DOCUMENT:
AFFIDAVIT OF CONVERSION TO REAL PROPERTY TL-110
(Must match Title on document to be Recorded)

Please complete Affirmation Statement below:

I, the undersigned, hereby affirm that this document submitted for recording does not contain any personal information and/or social security number of any person or persons (Per NRS 239B.030)

x Nicholas R Brown owner
SIGNATURE TITLE

+ Nicholas R Brown
PRINT NAME

RECORDING REQUESTED BY:

Nicholas R. and Rhonda E. Brown
Name

RETURN TO: Name: Nicholas and Rhonda Brown

Address: 3451 Tourmaline Dr. Carson City NV 89705
Street City State Zip Code

MAIL TAX STATEMENT TO: (Applicable to documents transferring real property)

Name: Nicholas and Rhonda Brown

Address: 3451 Tourmaline Dr. Carson City NV 89705
Street City State Zip Code

DEPARTMENT OF BUSINESS AND INDUSTRY
NEVADA HOUSING DIVISION – MANUFACTURED HOUSING
1830 E. College Pkwy, #120, Carson City, Nevada 89706; Phone: 775-684-2940
3300 W. Sahara Ave. #320, Las Vegas, Nevada 89102; Phone: 702-486-4135
Website: housing.nv.gov / Email: titles@housing.nv.gov

AFFIDAVIT OF CONVERSION TO REAL PROPERTY (TL-110)

Applicant Email Address (required): rebbrown2@juno.com
Applicant Phone Number (required): 775-267-3871 Cell 775-443-2800

SECTION 1. DESCRIPTION OF THE STRUCTURE (Personal Property)

Year: 1971 Manufacturer: Hillcrest Model: _____
Serial # 525488 Size: 60' x 12'
Manufacturer's Certificate of Origin #: _____ (If available) Insignia No.: _____ (If available)
Physical Location: 3451 Tourmaline Dr Carson City NV 89705
Street City State Zip Code

SECTION 2. DESCRIPTION OF REAL PROPERTY (Land)

Assessor Parcel Number (APN): 1420-07-311-005
Legal Description: Lot .54 acres subdivision Vista Grande #2
Lot 7 and 8 block C Vista Grande with detached garage
lysedget A for legal description

SECTION 3. PERSONAL PROPERTY (Manufactured Home)

Nicholas R. And Rhonda E Brown
Owner/Buyer(s): _____ E-Mail Address: rebbrown2@juno.com
[Land Must be owned by Owner of the Manufactured Home unless land is leased per NRS 361.244.1.B]
Mailing Address: 3451 Tourmaline Dr City Carson City State NV Zip 89705
Current Lienholder (If Any): NONE
Mailing Address: _____ City _____ State _____ Zip _____
Assessor's Office Manufactured Home Account# M 4005545 (Assessor's Office)

SECTION 4. LEASED REAL PROPERTY (LAND) (If Real Property Land is Leased in accordance with NRS 361.244.1.B)

Land Owner(s): _____ E-Mail Address: _____
Mailing Address: _____ City _____ State _____ Zip _____
Current Lienholder (If Any): _____
Mailing Address: _____ City _____ State _____ Zip _____

SECTION 5. ENFORCEMENT AGENCY ISSUING PERMIT & CERTIFICATE OF OCCUPANCY (If Applicable)

Enforcement Agency: _____ Agency Official Name: _____
Agency Official's Email: _____ Phone Number: _____
Building Permit No.: _____ (If Applicable) **Permanent Foundation System Installation**
Installation Seal No.: _____ Agency Official Signature: _____

[This document is evidence that the indicated Enforcement Agency has issued a Certificate of Occupancy for installation of the Permanent Foundation System for the unit upon the real property, both as described herein, as of the date of recording by the County Recorder. When recorded, this document (Form TL-110) shall be submitted to the Nevada Housing Division].

SECTION 6. DEALER INFORMATION (If a Dealer was involved in the sale of the manufactured home)

Dealer Name: _____ Dealer License No.: _____ E-Mail: _____

Mailing Address: _____ City _____ State _____ Zip _____

Note: A Copy of the Dealer Report of Sale (DRS) may be attached to this TL-110 Form

SECTION 7. SIGNATURES AND NOTARIZATION (Do not sign until in front of a Notary)

The undersigned, as owner(s)/buyer(s) of the above described manufactured/mobile home and real property (unless leased as indicated in Section 4. and financed in accordance with NRS 361.244.1.B), affirm that the running gear has been removed per NRS 361.244, the home has been installed in accordance with all state and local building codes and agree(s) to the conversion of the above described home to real property, understanding that any liens or encumbrances on the unit may become a lien on the land.

I, the undersigned, hereby affirm that this document submitted for recording does not contain any personal information

Nicholas R Brown
Signature of Manufactured Homeowner/Buyer (s)

Rhonda E Brown
Signature of Manufactured Homeowner/Buyer (s)

Nicholas R Brown
Print Name

Rhonda E Brown
Print Name

Signature of Landowner (s) (If Leased)

Signature of Landowner (s) (If Leased)

Print Name

Print Name

Signature of Lienholder (s) (If Any)

Signature of Lienholder (s) (If Any)

Print Name

Print Name

(FOR NOTARY USE ONLY)

State of Nevada County Douglas
Subscribed and sworn to before me,
Ana Brantmeier
Nicholas Robert Brown
(Name of Notary Public)

State of Nevada County Douglas
Subscribed and sworn to before me,
Ana Brantmeier
(Name of Notary Public)

on this 7th day of Sept., 2024

on this 7th day of Sept., 2024

by Nicholas Robert Brown
*

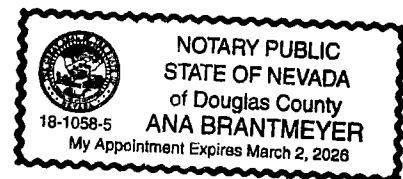
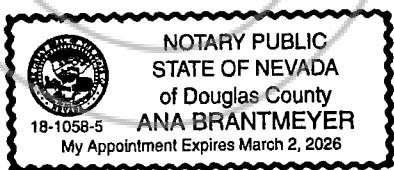
by Rhonda E. Brown
+

(Printed name of party appearing before Notary)

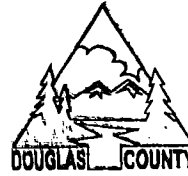
(Printed name of party appearing before Notary)

Ana Brantmeier
Notary Public Signature Notary Stamp or Seal

Ana Brantmeier
Notary Public Signature Notary Stamp or Seal



MH 5545



Trent A. Tholen
Douglas County
Assessor

SECTION 8 - AUTHORIZATION BY COUNTY ASSESSOR [NRS 361.244]

Trent A. Tholen
County Assessor Signature

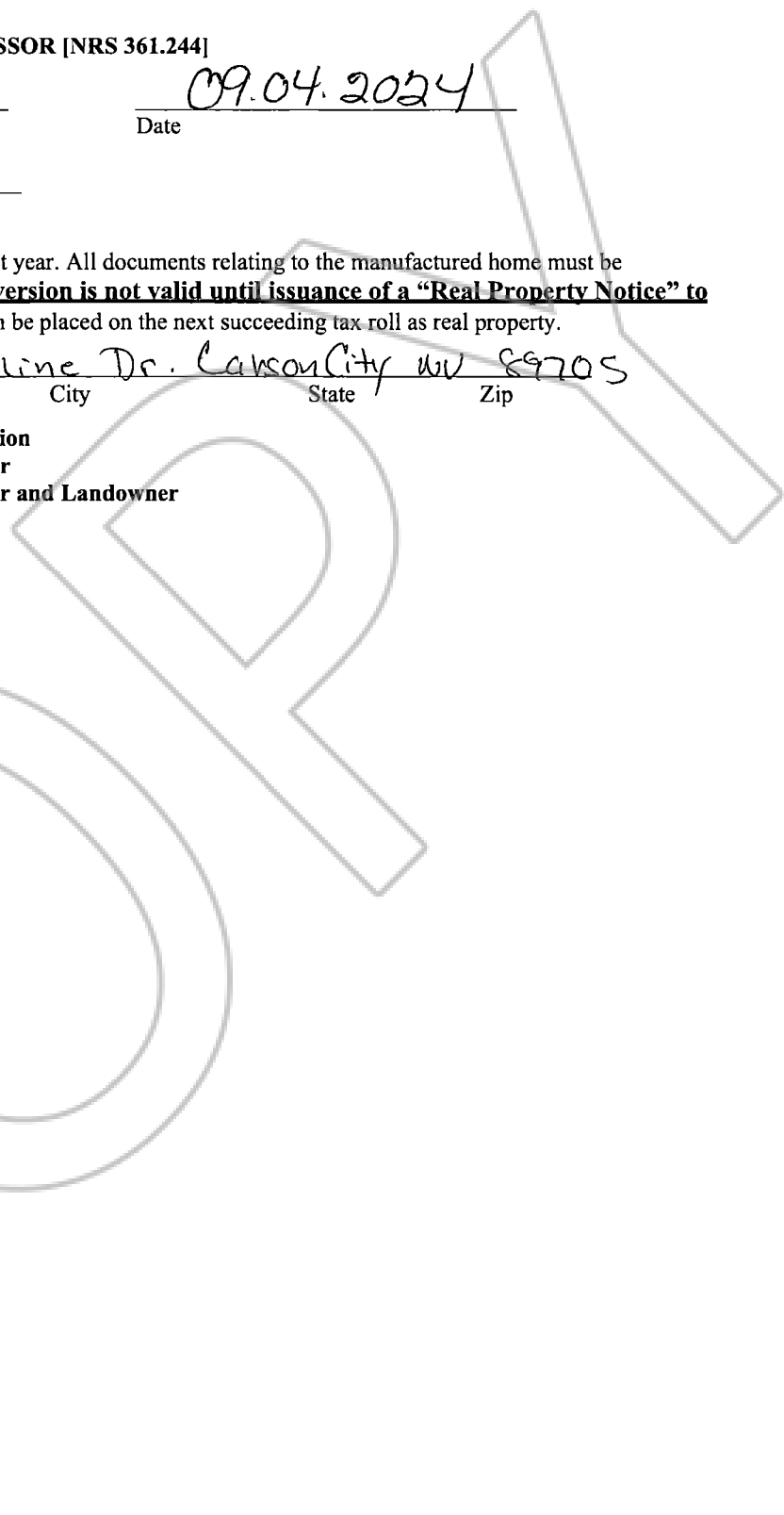
09.04.2024
Date

Kimberly O'Hair
Print Name

Personal property taxes must be paid in full for the current year. All documents relating to the manufactured home must be surrendered to the Nevada Housing Division. **This conversion is not valid until issuance of a "Real Property Notice" to the assessor's office.** The manufactured house will then be placed on the next succeeding tax roll as real property.

When Recorded Mail To: 3451 Tourmaline Dr. Carson City NV 89205
Street City State Zip

Distribution: ORIGINAL to Nevada Housing Division
COPY to Lien holder or Owner/Buyer
E-MAIL to Lien holder, Owner/Buyer and Landowner



A.P.N.: 1420-07-311-005

WHEN RECORDED MAIL TO:
Silvia U. Villanueva, Esq.
BLACK & WADHAMS
50 W. Liberty Street, Suite 1100
Reno, NV 89501

MAIL TAX STATEMENTS TO:
Nicholas & Rhonda Brown, Trustees
3451 Tourmaline Drive
Carson City, NV 89705

QUITCLAIM DEED

THIS INDENTURE WITNESSETH: That Nicholas R. Brown and Rhonda E. Brown, husband and wife as joint tenants, do forever quitclaim to Nicholas R. Brown and Rhonda E. Brown, as Trustees for THE NICHOLAS R. BROWN and RHONDA E. BROWN REVOCABLE TRUST, dated July 15, 2024, all that certain lot, piece or parcel of land situated in Douglas County, more commonly referred to as 3451 Tourmaline Drive, Carson City, State of Nevada, bounded and described as follows:

THAT PORTION OF LOT 7 AND LOT 8, BLOCK C, AS SHOWN ON THE MAP OF VISTA GRANDE SUBDIVISION, UNIT 2, FILED FOR RECORD MARCH 20, 1972, AS DOCUMENT NO. 58273, OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF LOT 7 IN BLOCK C AS SHOWN ON THE MAP OF VISTA GRANDE SUBDIVISION, UNIT NO. 2, FILED IN THE OFFICE OF THE RECORDER OF DOUGLAS COUNTY, NEVADA; THENCE SOUTH 83°07'36" WEST ALONG THE NORTH BOUNDARY LINE OF SAID LOT 7, A DISTANCE OF 198.62 FEET TO THE NORTHWEST CORNER OF SAID LOT 7; THENCE SOUTH 00°08'40" WEST ALONG THE WEST BOUNDARY LINE OF SAID LOT

7, A DISTANCE OF 40.00 FEET; THENCE CONTINUING ALONG THE WEST BOUNDARY LINE OF SAID LOT 7, SOUTH 25°59'16" EAST, A DISTANCE OF 70.90 FEET; THENCE NORTH 89°41' EAST, A DISTANCE OF 196.18 FEET TO A POINT ON THE EAST LINE OF LOT 8 IN SAID BLOCK C; THENCE NORTH 15°26'06" WEST, A DISTANCE OF 65.84 FEET TO A POINT ON THE EAST LINE OF SAID LOT 7; THENCE ALONG THE EAST BOUNDARY OF SAID LOT ALONG A CURVE TO THE RIGHT TO THE TRUE POINT OF BEGINNING.

TOGETHER WITH all the tenements, hereditaments, and appurtenances, including easements and water rights, if any thereto belonging or appertaining, and any revisions, remainders, rent, issues or profits thereof.

IN WITNESS WHEREOF, executed on this 15th day of July 2024.

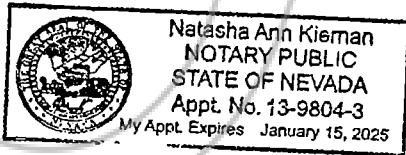
Nicholas R Brown
NICHOLAS R. BROWN

Rhonda E Brown
RHONDA E. BROWN

STATE OF NEVADA)
 :SS.
CARSON CITY)

On this 15th day of July 2024, personally appeared before me, a Notary Public in and for the County and State aforesaid NICHOLAS R. BROWN and RHONDA E. BROWN, known to me to be the person described in and who executed the foregoing Quitclaim Deed, and duly acknowledged to me that she executed the same freely and voluntarily and for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal, the day and year in this certificate first above written.



Natasha Ann Kiernan
NOTARY PUBLIC