

DOC # 0213198

04/03/2009

01:36 PM

Official Record

Recording requested By
JAMES COPENHAVER

Eureka County - NV

Mike Rebaleati - Recorder

Fee: \$19.00

Page 1 of 6

RPTT:

Recorded By: FES

Book- 0486 Page- 0143

APN: 005-010-25
005-460-01



0213198

Recording requested by:
James M. Copenhaver, P.C.
950 Idaho Street
Elko, NV 89801
(775) 738-1951

JUDGMENT QUIETING TITLE

AFFIRMATION STATEMENT

The undersigned hereby affirms that the foregoing pleading, including any exhibits, DOES NOT contain the Social Security number of any person or persons.



KATIE HOWE MCCONNELL

NO. _____
APR 08 2009

1 CASE NO. CV0901-116
2 DEPT NO. 1

Eureka County Clerk
BY *[Signature]*

6 IN THE SEVENTH JUDICIAL DISTRICT COURT OF THE STATE OF NEVADA
7 IN AND FOR THE COUNTY OF EUREKA

10 BONNIE B. HANSON,
11 Plaintiff,

12 vs.

13 **MARTIN S. PETERMAN; ESTATE OF**
14 **MARTIN S. PETERMAN; SYLVIA Z.**
15 **PETERMAN; ESTATE OF SYLVIA Z.**
16 **PETERMAN; RAYMOND P. LUCCHESI;**
17 **ESTATE OF RAYMOND P. LUCCHESI;**
18 **EDITH MAY LUCCHESI aka MAY**
19 **LUCCHESI; ESTATE OF EDITH MAY**
20 **LUCCHESI aka MAY LUCCHESI; all**
21 other unknown persons,
22 partnerships, corporations or
23 other entities claiming any
24 right, title, estate, lien or an
25 interest in the real property
26 described in the Complaint
27 adverse to Plaintiff's ownership
28 or any cloud upon Plaintiff's
title thereto; and DOES 1-10,
Defendants.

JUDGMENT QUIETING TITLE

24 A hearing was held before the Court this 3rd day of
25 April, 2009, on the Plaintiff's Complaint to Quiet Title to real
26 property. The Court having reviewed the pleadings finds and
27 concludes as follows:

28 1. The above-entitled Court has jurisdiction over the

1 Plaintiff, **BONNIE B. HANSON**, and the Defendants, **MARTIN S.**
2 **PETERMAN; ESTATE OF MARTIN S. PETERMAN; SYLVIA Z. PETERMAN; ESTATE**
3 **OF SYLVIA Z. PETERMAN; RAYMOND P. LUCCHESI; ESTATE OF RAYMOND P.**
4 **LUCCHESI; EDITH MAY LUCCHESI aka MAY LUCCHESI; ESTATE OF EDITH MAY**
5 **LUCCHESI aka MAY LUCCHESI**, all persons, partnerships, corporations,
6 or other entities who may claim an interest in the real property,
7 and in the subject matter contained in the Plaintiff's Complaint.

8 2. The named Defendants, and unknown Defendants, have
9 been duly served with a copy of the Summons and Complaint in this
10 action as required and directed by law more than twenty (20) days
11 prior hereto by publication, mailing, and posting.

12 3. The above-named Defendants have not appeared herein
13 by answer, motion or other belief.

14 4. The time for the Defendants to appear, answer, move
15 or file any pleading has expired.

16 5. The Summons and Complaint has been duly posted as
17 required by NRS 40.100. A copy of the Declaration of Posting of
18 Summons and Complaint to Quiet Title was filed herein on March 30,
19 2009.

20 6. The Default of the Defendants, **MARTIN S. PETERMAN;**
21 **ESTATE OF MARTIN S. PETERMAN; SYLVIA Z. PETERMAN; ESTATE OF SYLVIA**
22 **Z. PETERMAN; RAYMOND P. LUCCHESI; ESTATE OF RAYMOND P. LUCCHESI;**
23 **EDITH MAY LUCCHESI aka MAY LUCCHESI; ESTATE OF EDITH MAY LUCCHESI**
24 **aka MAY LUCCHESI**, and all persons, partnerships, corporations or
25 other entities who may claim in interest in the real property
26 should be and the same is hereby entered by the Court.

27 7. That the Plaintiff, **BONNIE B. HANSON**, should be
28 declared to be the owner of the following real property situate in

1 the County of Eureka, State of Nevada, more particularly described
2 as follows:

3 Parcel 1:

4 APN: 005-010-25

5 Township 31 North, Range 48 East, M.D.B.&M.
6 Section 11: Lots 6 and 7; E ½ SW 1/4 (SW 1/4)

7 Parcel 2:

8 APN: 005-460-01

9 Township 29 North, Range 48 East, M.D.B.&M.
Section 25: NW 1/4 NW 1/4

10 As to both parcels:

11 TOGETHER with all buildings and improvements
12 located thereon.

13 TOGETHER WITH all and singular the tenements,
14 hereditaments, easements, and appurtenances
15 thereunto belonging or in anywise
appertaining, and the reversions, remainders,
rents, issues and profits thereof, or of any
part thereof.

16 8. The Plaintiff and her predecessors in interest have
17 for more than fifteen (15) years continuously prior to the filing
18 of this Complaint, is now and has been the owner in fee and in
19 actual and exclusive, open, notorious, peaceable and uninterrupted
20 possession of the said property and has for more than five (5)
21 years past paid all taxes of every kind levied or assessed and due
22 against the above-described property, if any were due and payable.

23 9. The Defendants may claim an ownership interest in
24 the property.

25 10. The Court finds that all claims by the Defendants,
26 if any, are without any right or foundation whatsoever and the
27 Defendants have no right, title, estate, lien or interest in the
28 property described in Paragraph 7 above, or any portion thereof.

1 WHEREFORE, the Court enters its judgment and decree as to
2 the Defendants, **MARTIN S. PETERMAN; ESTATE OF MARTIN S. PETERMAN;**
3 **SYLVIA Z. PETERMAN; ESTATE OF SYLVIA Z. PETERMAN; RAYMOND P.**
4 **LUCCHESI; ESTATE OF RAYMOND P. LUCCHESI; EDITH MAY LUCCHESI aka MAY**
5 **LUCCHESI; ESTATE OF EDITH MAY LUCCHESI aka MAY LUCCHESI,** and all
6 persons, partnerships, corporations, or other entities which may
7 claim an interest in the real property as follows:

8 1. The Defendants are hereby adjudged to have no right,
9 title, interest, lien or claim whatsoever against the real property
10 described as follows:

11 Parcel 1:

12 APN: 005-010-25

13 Township 31 North, Range 48 East, M.D.B.&M.
14 Section 11: Lots 6 and 7; E ½ SW 1/4 (SW 1/4)

15 Parcel 2:

16 APN: 005-460-01

17 Township 29 North, Range 48 East, M.D.B.&M.
18 Section 25: NW 1/4 NW 1/4

19 As to both parcels:

20 TOGETHER with all buildings and improvements
21 located thereon.

22 TOGETHER WITH all and singular the tenements,
23 hereditaments, easements, and appurtenances
24 thereunto belonging or in anywise
25 appertaining, and the reversions, remainders,
26 rents, issues and profits thereof, or of any
27 part thereof.

28 2. The Defendants, and each of them, are forever
enjoined and barred from asserting any claim whatsoever against the
above-described real property.

 3. The Plaintiff is hereby adjudged and decreed to be
the sole and true owner of the real property described above in fee

1 simple absolute and title is hereby quieted in the Plaintiff,
2 **BONNIE B. HANSON.**

3 4. A certified copy of this Judgment is to be recorded
4 in the Official Records of the Eureka County Recorder's Office,
5 Eureka County, Nevada.

6 DATED this 3rd day of April, 2009.

7
8 S. Dobrescu
9 DISTRICT JUDGE

10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
SEVENTH JUDICIAL DISTRICT COURT
IN AND FOR COUNTY OF EUREKA
STATE OF NEVADA

} SS

I, the Undersigned COUNTY CLERK and Ex-Officio
CLERK of the SEVENTH JUDICIAL DISTRICT COURT do hereby CERTIFY
that the foregoing is a full, true and correct copy of the original on file in
my office and that I have carefully compared the same with the
original.

DISTRICT COURT, this 3 WITNESS My Hand and Seal of said
day of April 2009

County Clerk and Ex-Officio Court Clerk
James M. Campbell Deputy Clerk



0213198

Book 486 04/03/2009
Page 148 Page 6 of 6