

DOC # 0232073

10/18/2016

02:12 PM

Official Record

Recording requested By
STEWART TITLE CO

Eureka County - NV

Lisa Hoehne - Recorder

Fee: **\$46.00**

Page 1 of 8

RPTT:

Recorded By: LH

Book- 596 Page- 0328



0232073

This document was prepared by:
Mann Mortgage, LLC
1220 Whitefish Stage
Kalispell, MT 59901
406-751-6261

LOAN #: 4032600

MANUFACTURED HOME AFFIDAVIT OF AFFIXATION

STATE OF NV

COUNTY OF Eureka

This Manufactured Home Affidavit of Affixation is made this **12th** day of **October, 2016** and is incorporated into and shall be deemed to supplement the Mortgage, Deed of Trust, or Security Deed (the "Security Instrument") of the same date given by the undersigned (the "Borrower" or "Homeowner") to secure Borrower's Note to **Mann Mortgage, LLC, a Limited Liability Company**

("Lender").

Borrower and Lender state that it is their intent that the manufactured home be and remain permanently attached to and part of the real property, and that it be regarded as an immovable fixture thereto and not as personal property.

"Homeowner" being duly sworn, on his, her or their oath state(s) as follows:

ATTENTION COUNTY CLERK: This instrument covers goods that are or are to become fixtures on the Land described herein and is to be filed for record in the records where conveyances of real estate are recorded.

Ellie Mae, Inc.

Page 1 of 7

GMANARLU 0116
GMANARLU (CLS)
10/11/2016 09:19 AM PST



LOAN #: 4032600

1. Homeowner owns the manufactured home ("Home") described as follows:

New ☒ Used _____ Year 2015 Length 76 Width 29

Manufacturer/Make Manufacture Kit Home Builders

Model Name or Model No. Cedar Canyon 2074

Serial No. 215KID3905AB

Serial No. _____

Serial No. _____

Serial No. _____

HUD Label Number(s) IDA236603 & IDA236604

Certificate of Title Number _____

2. The Home was built in compliance with the federal Manufactured Home Construction and Safety Standards Act.
3. If the Homeowner is the first retail buyer of the Home, Homeowner is in receipt of (i) the manufacturer's warranty for the Home, (ii) the consumer manual for the Home, (iii) the Insulation Disclosure for the Home, and (iv) the formaldehyde health notice for the Home.
4. The Homeowner is in receipt of manufacturer's recommended maintenance program regarding the carpets and manufacturer's warranties covering the heating/cooling system, hot water heater, range, etc.
5. The Home is or will be located at the following "Property Address":
40 Whistler Street, Eureka

Eureka, NV 89316

(Street or Route, City)
(County) (State, Zip Code)

ATTENTION COUNTY CLERK: This instrument covers goods that are or are to become fixtures on the Land described herein and is to be filed for record in the records where conveyances of real estate are recorded.

Ellie Mae, Inc.

Page 2 of 7

GMANARLU 0116
GMANARLU (CLS)
10/11/2016 09:19 AM PST



0232073

Book 596
Page 329

10/18/2016
Page: 2 of 8



LOAN #: 4032600

6. The legal description of the Property Address ("Land") is typed below or please see attached legal description.
SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF AS "EXHIBIT A".

7. The Homeowner is the owner of the Land or, if not the owner of the Land, is in possession of the real property pursuant to a lease in recordable form, and the consent of the lessor is attached to this Affidavit.
8. The Home is or shall be anchored to the Land by attachment to a permanent foundation, constructed in accordance with applicable state and local building codes and manufacturer's specifications in a manner sufficient to validate any applicable manufacturer's warranty, and permanently connected to appropriate residential utilities (e.g., water, gas, electricity, sewer) ("Permanently Affixed"). The Homeowner intends that the Home be an immoveable fixture and a permanent improvement to the Land.
9. The Home shall be assessed and taxed as an improvement to the Land. The Homeowner understands that if the Lender does not escrow for these taxes, that the Homeowner will be responsible for payment of such taxes.

ATTENTION COUNTY CLERK: This instrument covers goods that are or are to become fixtures on the Land described herein and is to be filed for record in the records where conveyances of real estate are recorded.

Ellie Mae, Inc.

Page 3 of 7

GMANARLU 0116
GMANARLU (CLS)
10/11/2016 09:19 AM PST

0232073 Book 596 10/18/2016
Page 330 Page 3 of 4



LOAN #: 4032600

10. The Home is subject to the following security interests (each, a "Security Interest"):

Name of Lienholder _____

Name of Lienholder _____

Address: _____

Address: _____

Original Principal

Amount Secured: \$ _____

Original Principal

Amount Secured: \$ _____

11. Homeowner agrees that as of today, or if the Home is not yet located at the Property Address, upon the delivery of the Home to the Property Address:

- (a) All permits required by governmental authorities have been obtained;
- (b) The foundation system for the Home was designed by an engineer to meet the soil conditions of the Land. All foundations are constructed in accordance with applicable state and local building codes, and manufacturer's specifications in a manner sufficient to validate any applicable manufacturer's warranty;
- (c) If piers are used for the Home, they will be placed where recommended by the Home manufacturer;
- (d) The wheels, axles, towbar or hitch were removed when the Home was placed on the Property Address; and
- (e) The Home is (i) Permanently Affixed to a foundation, (ii) has the characteristics of site-built housing, and (iii) is part of the Land.

12. If the Homeowner is the owner of the Land, any conveyance or financing of the Home and the Land shall be a single transaction under applicable state law.

13. Other than those disclosed in this Affidavit, the Homeowner is not aware of (i) any other claim, lien or encumbrance affecting the Home, (ii) any facts or information known to the Homeowner that could reasonably affect the validity of the title of the Home or the existence or non-existence of security interests in it.

14. The Homeowner hereby initials one of the following choices, as it applies to title to the Home:

ATTENTION COUNTY CLERK: This instrument covers goods that are or are to become fixtures on the Land described herein and is to be filed for record in the records where conveyances of real estate are recorded.

Ellie Mae, Inc.

Page 4 of 7

GMANARLU 0116
GMANARLU (CLS)
10/11/2016 09:19 AM PST



0232073

Book 596 10/18/2016
Page 331 Page 4 of 5



LOAN #: 4032600

- ☐ A. The Home is not covered by a certificate of title. The original manufacturer's certificate of origin, duly endorsed to the Homeowner, is attached to this Affidavit, or previously was recorded in the real property records of the jurisdiction where the Home is to be located.
- ☐ B. The Home is not covered by a certificate of title. After diligent search and inquiry, the Homeowner is unable to produce the original manufacturer's certificate of origin.
- ☒ C. The manufacturer's certificate of origin and/or certificate of title to the Home ☐ shall be ☒ has been eliminated as required by applicable law.
- ☐ D. The Home shall be covered by a certificate of title.

15. This Affidavit is executed by Homeowner pursuant to applicable state law.

This Affidavit is executed by Homeowner(s) and Lienholder(s) pursuant to applicable state law and shall be recorded in the real property records in the county in which the real property and manufactured home are located.

David W. Hicks 10/12/16 (Seal)
DAVID W. HICKS DATE

Kimberly K. Hicks 10/12/16 (Seal)
KIMBERLY K. HICKS DATE

ATTENTION COUNTY CLERK: This instrument covers goods that are or are to become fixtures on the Land described herein and is to be filed for record in the records where conveyances of real estate are recorded.

Ellie Mae, Inc.

Page 5 of 7

GMANARLU 0116
GMANARLU (CLS)
10/11/2016 09:19 AM PST

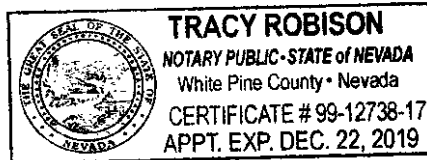
0232073 Book 596 10/18/2016
Page 332 Page 5 of 8



State of Nevada
County of White Pine

This instrument was acknowledged before me on October 12, 2016
(date) by DAVID W. HICKS AND KIMBERLY K. HICKS (name(s) of person(s)).

(Seal, if any)



[Signature]
(Signature of notarial officer)

Title (and rank): Notary Public

IN WITNESS WHEREOF, Lender, being duly sworn on oath, intends that the Home be and remain Permanently Affixed to the Land and that the Home be an immoveable fixture and not as personal property.

Mann Mortgage, LLC, a Limited Liability Company

Lender
[Signature]
By: Authorized Signature
George Gerold
Loan Officer

ATTENTION COUNTY CLERK: This instrument covers goods that are or are to become fixtures on the Land described herein and is to be filed for record in the records where conveyances of real estate are recorded.

Ellie Mae, Inc.

Page 6 of 7

GMANARLU 0116
GMANARLU (CLS)
10/12/2016 08:56 AM PST

0232073 Book 596 10/18/2016
Page 333 Page 6 of 9



STATE OF: NevadaCOUNTY OF: Washoe) SS.:
)On the 12 day of October in the year 2016 before me, the undersigned, a Notary Public in and for said State, personally appeared George Gerold.

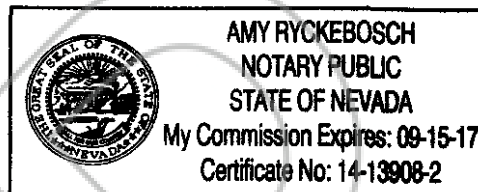
_____ personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is(are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person on behalf of which the individual(s) acted, executed the instrument.

Amy Ryckebosch
Notary Signature

Official Seal:

Amy Ryckebosch
Notary Printed Name

Notary Public; State of Nevada
Qualified in the County of Washoe
My Commission expires: 9/15/17



ATTENTION COUNTY CLERK: This instrument covers goods that are or are to become fixtures on the Land described herein and is to be filed for record in the records where conveyances of real estate are recorded.

Ellie Mae, Inc.

Page 7 of 7

GMANARLU 0116
GMANARLU (CLS)
10/12/2016 08:56 AM PST



0232073

Book 596
Page 33410/18/2016
Page 7 of 9


EXHIBIT "A" LEGAL DESCRIPTION

File No.: 01415-21928

Lot 15, Eureka Canyon Subdivision Phase 1 Stage 1, according to the map thereof filed in the Office of the County Recorder of Eureka County, Nevada, on July 2, 2012, as File Number 220732.

File No.: 01415-21928
Exhibit A Legal Description

Page 1 of 1

 0232073 Book 596 10/18/2016
Page 335 Page 8 of 11