

APN: 003-001-07

RECORDING REQUESTED BY AND RETURN TO:

LAW OFFICE OF TERESA J. HOLZER, PLLC

P.O. Box 426

Overton, NV 89040

AND MAIL TAX STATEMENTS TO:

TREVOR MORTENSEN

928 W 180 S

Spanish Fork, UT 84660

EUREKA COUNTY, NV

Rec:\$35.00

Total:\$35.00

TERESA J HOLZER, PLLC

2019-238314

03/11/2019 04:04 PM

Pgs=3



00004992201902383140030034

LISA HOEHNE, CLERK RECORDER

SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE

WHEREAS, TREVOR MORTENSEN and TONI MORTENSEN, husband and wife, were the original Trustor's, KIRT A. PETERSON, was the original Trustee and KIRT A. PETERSON was the original Beneficiary, under that certain Deed of Trust dated June 30, 2014, which was not recorded;

WHEREAS, TREVOR MORTENSEN and TONI MORTENSEN, husband and wife, executed as Maker(s) that certain Installment Note dated July 4, 2014, in an initial principal amount of six thousand (\$6,000.00) dollars, with the Payee being KIRT A. PETERSON, or Order;

WHEREAS, the aforementioned Deed of Trust secured only the aforementioned Installment Note;

WHEREAS, KIRT A. PETERSON, passed away on September 22, 2017 and was survived by his mother ELAINE C. PETERSON;

WHEREAS, ELAINE C. PETERSON passed away on January 30, 2018 and at the time of her death had a family revocable trust known as the Elaine C. Peterson Family Revocable Trust u/t/d 11/8/17, 2/28/13;

WHEREAS, KENNETH HUFF, the brother of ELAINE C. PETERSON, became the Successor Trustee of The Elaine C. Peterson Family Revocable Trust u/t/d 11/8/17, 2/28/13;

WHEREAS, a set aside administration of KIRT A. PETERSON'S estate was done in the Seventh Judicial District Court for Eureka County, Nevada and an Order was entered August 17, 2018 therein.

WHEREAS, the aforementioned Order was duly recorded by the Clerk Recorder for Eureka County, Nevada on February 11, 2019 as Instrument No. 2019-238041.

WHEREAS, the aforementioned Order set aside the entire Estate of KIRT A. PETERSON to KENNETH HUFF, as Trustee of The Elaine C. Peterson Family Revocable Trust u/t/d 11/8/17, 2/28/13;

WHEREAS, The Elaine C. Peterson Family Revocable Trust u/t/d 11/8/17, 2/28/13, KENNETH HUFF as Trustee, is now the present Beneficiary under the aforementioned Deed of Trust;

WHEREAS, the undersigned present Beneficiary, desires to substitute a new Trustee under said Deed of Trust in place and instead of KIRT A. PETERSON; and

WHEREAS, the aforementioned Installment Note has been paid in full.

NOW THEREFORE, the said Beneficiary hereby substitutes the LAW OFFICE OF TERESA J. HOLZER, PLLC, a Nevada professional limited liability company, as Trustee under said Deed of Trust and requests said new Trustee to reconvey without warranty to the person, persons, or entity legally entitled hereto; the estate now held by it thereunder.

The undersigned new Trustee hereby accepts said appointment as Trustee under the above Deed of Trust, and as Trustee, and pursuant to the request of said present Beneficiary and in accordance with the provisions of said Deed of Trust, does hereby RECONVEY WITHOUT WARRANTY, TO THE PERSONS LEGALLY ENTITLED THERETO, all the estate now held by it under said Deed of Trust.

DATED this 22nd day of February, 2019

PRESENT BENEFICIARY

THE ELAINE C. PETERSON FAMILY
REVOCABLE TRUST u/t/d 11/8/17, 2/28/13

By: _____

KENNETH HUFF, as Trustee

NEW TRUSTEE

LAW OFFICE OF TERESA J. HOLZER, PLLC

By: _____

TERESA J. HOLZER, as Managing
Member

STATE OF NEVADA)
)ss.:
COUNTY OF CLARK)

On the 22 day of February, 2019, personally appeared before me, a Notary Public, in and for said county and State, TERESA J. HOLZER, as Managing Member, known to me or proved to be known to me, to be the persons who acknowledged to me that (s)(t)he(y) executed the above instrument.


Notary Public



PAM DUVALL
NOTARY PUBLIC
STATE OF NEVADA
Appt. No. 17-1155-1
MY APPT. EXPIRES JANUARY 19, 2021

STATE OF OREGON)
)ss.:
COUNTY OF MULTNOMAH)

On the 26 day of February, 2019, personally appeared before me, a Notary Public, in and for said county and State, KENNETH HUFF, as Trustee, known to me or proved to be known to me, to be the persons who acknowledged to me that (s)(t)he(y) executed the above instrument.


Notary Public

