**EUREKA COUNTY, NV** 

2021-245204

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CARRASCO LAW PRACTICE, LLC LISA HOEHNE, CLERK RECORDER

APN 007-140-29

#### RECORDING REQUESTED BY:

Richard Tallcott, Sue Talcott, Barbara Cooper, Stormy Wilson and Teresa Flores c/o Sarah Carrasco, Esq. Carrasco Law Practice, LLC 3495 Lakeside Drive # 251 Reno, Nevada 89509

#### WHEN RECORDED MAIL TO:

Fred L. Etchegaray and John J. Etchegaray, a Nevada partnership P. O. Box 477
Eureka, Nevada 89316

SPACE ABOVE THIS LINE FOR RECORDER'S USE

### SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE

The undersigned, current Beneficiaries of a certain Deed of Trust dated December 27, 2004, made by FRED L. ETCHEGARAY and JOHN J. ETCHEGARAY, a Nevada partnership as Trustor, to FIRST AMERICAN TITLE COMPANY OF NEVADA, a Nevada corporation as Trustee, and LUCILLE TALLCOTT as Beneficiary, which Deed of Trust was recorded on January 19, 2005 as Document Number 195007 in the Office of the Eureka County Recorder, State of Nevada. The interest of beneficiary LUCILLE TALLCOTT was assigned to RICHARD TALLCOTT, SUE TALLCOTT, BARBARA COOPER, STORMY WILSON and TERESA FLORES, which Assignment of Deed of Trust recorded on July 28, 2020 as Document Number 2020-240857 in the Office of the Eureka County Recorder, State of Nevada. As the undersigned Beneficiaries, we hereby substitute ourselves, RICHARD TALLCOTT, SUE TALLCOTT, BARBARA COOPER, STORMY WILSON and TERESA FLORES, in as Trustees under the

### SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE Page 2

recorded Deed of Trust referenced above, in lieu of FIRST AMERICAN TITLE COMPANY OF NEVADA, a Nevada corporation.

Property secured by the Deed of Trust referenced above is located within Eureka County, State of Nevada, and more particularly described as:

Parcel 1

The E ½ of Section 8, Township 22 North, Range 54 Est, M.B.D. & M.

Consisting of 320 acres more or less

Parcel 2

SE  $^{1}\!\!\!/_{\!\!4}$  NW  $^{1}\!\!\!/_{\!\!4}$  and the E  $^{1}\!\!\!/_{\!\!2}$  SW  $^{1}\!\!\!/_{\!\!4}$  Section 8, Township 22 North, Range 54 East

Consisting of 120 acres more or less.

TOGETHER WITH any and all water rights, wells, pumps, ditches, canals and any other appurtenances.

Including any and all mineral rights.

and further identified as Assessors Parcel Number 007-140-29.

The above referenced legal description appeared previously in that certain Deed of Trust recorded on January 19, 2005 as Document No. 195007 in the office of the County Recorder of Eureka County, State of Nevada.

RICHARD TALLCOTT, SUE TALLCOTT, BARBARA COOPER, STORMY WILSON and TERESA FLORES each hereby accepts said appointment as Successor Trustees under the above Deed of Trust and as Successor Trustees, instead of and in place of FIRST AMERICAN

# SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE Page 3

TITLE COMPANY OF NEVADA, a Nevada corporation and pursuant to the request of said Beneficiaries in accordance with the provisions of said Deed of Trust, do hereby reconvey without warranty, to the person(s) legally entitled thereto, all the estate now held by them under said Deed of Trust. This document will be signed and notarized in counterparts.

A Substitution of Trustee and Full Reconveyance was previously recorded on April 13, 2021 as Document Number 2021-244671 in the Eureka County Recorders Office, State of Nevada; however, said document has a typing error in the legal description, Parcel 2 stated that it consisted of 12 acres more or less when in fact it should have read that it consisted of 120 acres. Accordingly, this Substitution of Trustee and Full Reconveyance is being recorded a second time to reflect the reference to the correct acreage in Parcel 2 above.

Dated this // day of June, 2021.

RICHARD TALLCOTT, Beneficiary and

Successor Trustee

Notary to attached a California Acknowledgment.

### CALIFORNIA ACKNOWLEDGMENT

SERVICE SERVIC	CIVIL CODE § 118
	MANAGAMAN
A notary public or other officer completing this certificate ve to which this certificate is attached, and not the truthfulne	erifies only the identity of the individual who signed the document ess, accuracy, or validity of that document.
State of California	
County of Stanisland	
On June 11, 2021 before me, _	Ronelle Ridenous Notary Publ
	Here Insert Name and Title of the Officer
	Name(s) of Signer(s)
	nce to be the person(s) whose name(s) is/are subscribed
upon behalf of which the person(s) acted, executed t	nature(s) on the instrument the person(s), or the entity the instrument.
	certify under PENALTY OF PERJURY under the
	laws of the State of California that the foregoing
RONELLE RIDENOUR Notary Public - California	paragraph is true and correct.
Stanislaus County Commission # 2227820 My Comm. Expires Jan 6, 2022	WITNESS my hand and official seal.  Signature Grelle John
Place Notary Seal and/or Stamp Above	Signature of Notary Public
	IONAL
Completing this information can	deter alteration of the document or
Pagaintian of this	form to an unintended document,
Description of Attached Document	
Title or Type of Document:	
Document Date:	Number of Pages:
Signer(s) Other Than Named Above:	
Capacity(les) Claimed by Signer(s)	
Signer's Name:	Signer's Name:
C Corporate Officer – Title(s):	☐ Corporate Officer — Title(s):
☐ Partner — ☐ Limited ☐ General	☐ Partner — ☐ Limited ☐ General
☐ Individual ☐ Attorney in Fact	□ Individual □ Attornov in Foot
☐ Trustee ☐ Guardian or Conservator ☐ Other:	☐ Trustee ☐ Guardian or Conservator
Signer is Representing:	D Other:
orgine is representing.	Signer is Representing:

SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE Page 5	
Dated this // day of June, 2021.  Sue Talle Successor Trustee	Tallcost  cott  deficiary and
Notary to attached a California Acknowledgment.	

### CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

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oppedied Seal II College	2 tallott	
	Name(s) of Signer(s)	
who proved to me on the basis of satisfactory evide to the within instrument and acknowledged to me the		
o the within instrument and acknowledged to me the authorized capacity(ies), and that by his/her/their sigupon behalf of which the person(s) acted, executed	everage executed the 29LL	e in his/her/their erson(s), or the entity
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ANINYA LAMANET	laws of the State of California	that the foregoing
Notary Public California Stanislaus County	paragraph is true and correct	
Commission # 2295452 My Comm. Expires Jul 10, 2023	WITNESS my hand and official	
Sept. 63 500 10, 2023	The state of the s	seal.
	Signature	The state of the s
Place Notary Seal and/or Stamp Above		
	IONAL Signature of	f Notary Public
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Signer(s) Other Than Named Above:	Numbero	f Pages:
Capacity(ies) Claimed by Signer(s)		And the state of t
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Corporate Officer – Title(s):	Signer's Name:	and an angle to the second of the second
□ Partner - □ Limited □ General	☐ Corporate Officer – Title(s):☐ Partner – ☐ Limited ☐ Ger	
□ Individual □ Attorney in Fact		orney in Fact
☐ Trustee ☐ Guardian of Conservator ☐ Other: ☐	(-0) t	rdian of Conservator
Signer is Representing:	□ Other:	301136140101
Alactic vehicselling:	Signer is Representing:	

SUBSTITUTION OF TRUSTEE AND FULL REC Page 7	CONVEYANCE
Dated this // day of March, 2021.	Barbara Cooper
	BARBARA COOPER, Beneficiary and Successor Trustee
	Successor Husièe
STATE OF NOW MOYCO	
COUNTY OF LINCOLN) SS	
me, Cricka Ramos, personally	, in the year 20, before appeared BARBARA COOPER, personally
known to me or proved to me on the basis of satisfac	ctory evidence to be the person whose name
subscribed to this instrument, and acknowledged that	at she executed it.
Mucka Rames	
Notary Public	OFFICIAL SEAL ERICKA RAMOS NOTARY PUBLIC STATE OF NEW MEXICO My Commission Expires

SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE Page 8
Dated this j/ day of June, 2021.
STORMY WILSON, Beneficiary and Successor Trustee
STATE OF Texas  COUNTY OF Julius) SS
COUNTY OF Julius; ss
On this // day of June, in the year 20 21, before me, Shatema A Bennette, personally appeared STORMY WILSON, personally
known to me or proved to me on the basis of satisfactory evidence to be the person whose name subscribed to this instrument, and acknowledged that she executed it.
ACCOLATION AND ACCOUNT AND ACC
Notary Public
STATEMA A BENNETTE Notary Public STATE OF TEXAS ID#129929005 My Comm. Exp. Aug. 21, 2022
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## SUBSTITUTION OF TRUSTEE AND FULL RECONVEYANCE Page 9

Dated this 11 day of June, 2021.	TERESA FLORES, Beneficiary and Successor Trustee
STATE OF Colorado ) ss COUNTY OF Arapahas )	Scott Tanner Notary Public State of Colorado Notary ID 20124082830 My Commission Expires February 20, 2025
On this	