

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

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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 ¼ NW ¼ and the E ½ SW ¼ 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

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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 11 day of June, 2021.

  
RICHARD TALLCOTT, Beneficiary and  
Successor Trustee

Notary to attached a California Acknowledgment.

**CALIFORNIA ACKNOWLEDGMENT**

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Stanislaus }

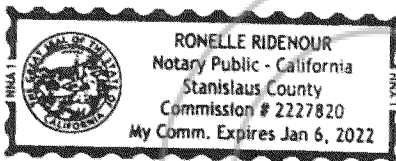
On June 11, 2021 before me, Ronelle Ridenour, Notary Public  
Date Here Insert Name and Title of the Officer

personally appeared Richard Tallcott  
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(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 authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Place Notary Seal and/or Stamp Above

Signature Ronelle Ridenour  
Signature of Notary Public

**OPTIONAL**

Completing this information can deter alteration of the document or fraudulent reattachment 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(ies) Claimed by Signer(s)**

Signer's Name: \_\_\_\_\_

- Corporate Officer – Title(s): \_\_\_\_\_
- Partner –  Limited  General
- Individual  Attorney in Fact
- Trustee  Guardian or Conservator
- Other: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_

Signer's Name: \_\_\_\_\_

- Corporate Officer – Title(s): \_\_\_\_\_
- Partner –  Limited  General
- Individual  Attorney in Fact
- Trustee  Guardian or Conservator
- Other: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_

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Dated this 11 day of June, 2021.

*Susan Tallcott*

*Sue Tallcott*

SUE TALLCOTT, Beneficiary and  
Successor Trustee

Notary to attached a California Acknowledgment.

COOPER

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

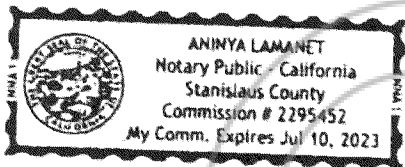
State of California

County of Stanislaus

On 6-16-2021 before me, Aninya Lamanet, Notary Public  
Date Here Insert Name and Title of the Officer

personally appeared Susan Eileen Talcott  
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(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 authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature

Signature of Notary Public

Place Notary Seal and/or Stamp Above

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Document Date: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

Signer(s) Other Than Named Above: \_\_\_\_\_

**Capacity(ies) Claimed by Signer(s)**

Signer's Name: \_\_\_\_\_

Corporate Officer – Title(s): \_\_\_\_\_

Partner –  Limited  General

Individual  Attorney in Fact

Trustee  Guardian of Conservator

Other: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_

Signer's Name: \_\_\_\_\_

Corporate Officer – Title(s): \_\_\_\_\_

Partner –  Limited  General

Individual  Attorney in Fact

Trustee  Guardian of Conservator

Other: \_\_\_\_\_

Signer is Representing: \_\_\_\_\_

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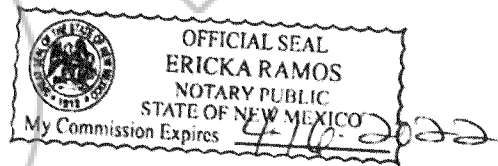
Dated this 11 day of ~~March~~ <sup>June</sup>, 2021.

Barbara Cooper  
BARBARA COOPER, Beneficiary and  
Successor Trustee

STATE OF New Mexico  
COUNTY OF Lincoln ) ss


On this 11 day of June, in the year 2021, before  
me, Ericka Ramos, personally appeared BARBARA COOPER, 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.

Ericka Ramos  
Notary Public



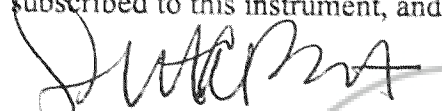
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Dated this 11<sup>th</sup> day of June, 2021.

  
STORMY WILSON, Beneficiary and  
Successor Trustee

STATE OF Texas  
COUNTY OF Dallas )<sup>SS</sup>

On this 11 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.

  
Notary Public

