

Official Record

Recording requested By
MEADOWS COMMUNITY TRUST IN NEVADA

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$20.00

Page 1 of 7

RPTT:

Recorded By: AE

Book- 289 Page- 0556



APN: 124-19-211-001

**AFFIDAVIT IN LAWFUL POSSESSION, ACCEPTANCE, AND
CERTIFICATE OF AUTHORITY FOR LAWFUL POSSESSION**

Affirmation Statement

I, the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the social security number, driver's license or identification card number, or any "Personal Information" (as defined by NRS 603A.040) of any person or persons. (Per NRS 239B.030)

Rodney T. Taylor, AR
Signature

TRUSTEE
Title

RODNEY T. TAYLOR, AR
Print

FEB. 10, 2012
Date

**Grantees address and mail tax statement:
Meadows Community Trust in Nevada
P.O. Box 400426
Las Vegas, NV [89140]**



Affidavit in Lawful Possession/Notice to all Parties

State of Nevada

County of Lincoln

Before Me, the undersigned authority, on this day appeared Rodney Taylor, AR (Christian name), who, being by me duly sworn, made the following statements and swore that they were true:

“My name is RODNEY TAYLOR, AR, the Living Man Rodney Taylor and I reside in Clark County, Nevada.

I am of sound mind and capable of making this affidavit. I am personally acquainted with the facts herein stated concerning the open use, open occupation and apparent ownership of the land and improvements located at: **4325 Galapagos Ave, Las Vegas, NV [89084] APN 124-19-211-001**

Legal Description: Attached on back page, Titled Legal Description

I hereby swear and affirm that I have continuously and **LAWFULLY** possessed the above described property since the **JANUARY 1, 2012** to the exclusion of all others:

My claim is based upon my actual and visible appropriation and possession of the above mentioned property. Hereby being, open and notorious, and peaceably possessing it due to abandonment. Also whereby I intend to continue to enjoy and make further improvements, as this is my personal dwelling by adverse possession.

I, Rodney J. Taylor, AR acting on behalf of **Nine Pillars Trust, P. O. BOX 400426, LAS VEGAS, NV 89140**, will be pay ad valorem taxes and home owner association (HOA) fees that are associated with the above described property while this property is in my possession.

RESPONSE TIME

ALL PARTIES are granted ten (10) days, exclusive of the day of receipt, to answer to the statements and claims herein and/or to provide ALL PARTIES own answers to inquiries. See **UCC 1-204(1)** and; **UCC 2-201(2)** and. **5 USC Subsection 706 Administrative Procedures Act 1966**. Ten (10) days is a reasonable time wherein Libellees may answer, authorized pursuant to **UCC 1-204** and. **Time – Reasonable Time – “Seasonably.”** (1) Whenever this act requires any action to be taken within a reasonable time, any time which is not manifestly unreasonable may be fixed by agreement. **UCC 2-201. Final written Registration – Parol or extrinsic evidence, [I]f within a reasonable time a writing in confirmation of the contract and sufficient against the sender is received and the party receiving it has reason to know of its contents, it satisfies the requirements**



against such party unless written notice of objection to its contents is given within ten days after it is received * * *. Ten (10) days to answer is hereby "fixed" by this private Agreement/Contract.

This Affidavit is given to notify all and any interested party or parties that I have taken lawful possession and I am claiming ownership of the above described property peaceably. All Parties have ten days to rebut this affidavit. Otherwise, this affidavit stands as the "Truth in Fact."

Rodney J. Taylor, AR
RODNEY J. TAYLOR
Christian name / Seal

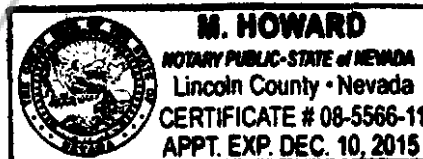
On 2/10/12, before me, Mercedes Howard personally appeared Rodney J. Taylor, AR who proved to me on the basis of satisfactory evidence to be the Living Man whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his seal on the instrument the Man, or the entity upon behalf of which the MAN acted, executed the instrument.

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

WITNESS my hand and official seal.

Signature M Howard (Seal)

Notary Public





Rodney J. Taylor

4325 Galapagos Ave.

N. LAS VEGAS, NV 89084

APN: 124-19-211-001

CERTIFICATE OF ACCEPTANCE

I, Rodney J. Taylor, The Living Man, in the capacity of Rodney J. Taylor, created in the image of God, with indefeasible title to my land and lawful owner of the landed estate known as Rodney J. Taylor in Lawful Possession in the estate described.

It is my freewill act and deed to execute, acknowledge my acceptance of the deed and lawful ownership of the property under the terms of the deed. I ask that the record on file in the Office of Lincoln County Clerk/Recorder of Deeds be updated to show my acceptance of the Lawful Possession and the Lawful Owner of the real estate in fee simple.

All of my other real property and interest attached to this real estate is to be immediately returned to me.

This is my freewill act and deed under my hand and seal.

R. Taylor, AR

DATE FEB. 10, 2012

Rodney J. Taylor, AR

ACKNOWLEDGEMENT

State of Nevada)

County of LINCOLN)

On 2/10/12 Notary name and title Mercedes Howard personally appeared Rodney J. Taylor who proved to me on the basis of satisfactory evidence to be the Man whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his seal on the instrument the Man, or the entity upon behalf of which the person acted, executed the instrument.

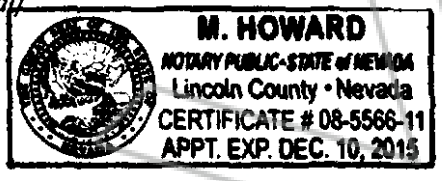
I certify under PENALTY OF PERJURY under the laws of the State of Nevada the foregoing paragraph is true and correct.

SIGNATURE ON FOLLOWING PAGE



CERTIFICATE OF ACCEPTANCE
WITNESS my hand and official seal. (APN 124-19-711-001)

Signature M. Howard (Seal)



COPY



STATE OF NEVADA)

) ss.

COUNTY OF LINCOLN)

CERTIFICATE OF AUTHORITY AND ACKNOWLEDGEMENT

I Teresa Seever, Deputy Clerk of LINCOLN COUNTY, NEVADA, the same being court of record of the afore said county, having by law a seal, do hereby certify that Mercedes Howard whose name is subscribed on the fore going affidavit was at the time taking said affidavit, a notary public duly commissioned and sworn and residing in said county, and was, as such, an officer of said state duly authorized by the law therefore to take and certify the same, as well as to take and certify the proof and acknowledgement of Lawful Possession and other instruments in writing to be recorded in said state, and that full faith and credit are and ought to be given to his/her official acts; add I further certify that I am well acquainted with him handwriting and verify belief that the signature of the foregoing affidavit is his genuine signature.

In witness whereof, I have here unto set my hand and affixed my official seal this on the 10th day of Feb month of 2012 year.

- Teresa Seever signature and Seal of authority

**EXHIBIT "A"**

All that certain real property situated in the County of Clark, State of Nevada, described as follows:

Parcel I:

Lot One Hundred Ninety-Eight (198) in Block Ten (10) of ALIANTE PARCEL 12A PHASE 1 as shown by map thereof on file in Book 116 of Plats, page 21 in the Office of the County Recorder of Clark County, Nevada.

Reserving therefrom, an easement for Ingress and egress, use and enjoyment of, over and upon those "Common Lots" as set forth on the map referenced to above, and as further set forth in the Master Declaration of Covenants, Conditions and Restrictions and Reservation of Easements for Aliante recorded November 27, 2002 in Book 20021127 of Official Records, as Document No. 01887.

Parcel II:

An easement for ingress and egress, use and enjoyment of, over and upon those "Common Lots" as set forth on the map referenced to above, and as further set forth in the Master Declaration of Covenants, Conditions and Restrictions and Reservation of Easements for Aliante recorded November 27, 2002 in Book 20021127 of Official Records, as Document No. 01887.

Assessor's Parcel Number: 124-19-211-001