

APN: 009-011-23

LINCOLN COUNTY, NV	2021-161009
\$37.00	
Rec:\$37.00	08/19/2021 11:36 AM
HUTCHISON & STEFFEN, LLC	Pgs=6 AE
OFFICIAL RECORD	
AMY ELMER, RECORDER	


Title of Document

CERTIFICATE OF INCUMBENCY

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)

XXXXX I, the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording **does contain** the social security number, driver's license or identification card number, or any "Personal Information" (as defined by NRS 603A.040) of a person or persons as required by law: NRS 603A
(State specific law)

 _____, Legal Assistant
Signature Title

Erna Dennis of Hutchison & Steffen, PLLC
Print

08/19/2021
Date

Grantees address and mail tax statement:
E. Diane Hughes Successor TTEE
2625 E Southern Ave., C-243
Tempe, AZ 85282

APN: 009-011-23

RECORDING REQUESTED BY:
Hutchison & Steffen, PLLC

WHEN RECORDED MAIL TO:
Hutchison & Steffen, PLLC
10080 W. Alta Drive, Suite 200
Las Vegas, NV 89145
Attn: Thomas L. Roberts, Esq.

MAIL TAX STATEMENTS TO:
E. Diane Hughes Successor TTEE
2625 E Southern Ave., C-243
Tempe, AZ 85282

CERTIFICATE OF INCUMBENCY

E. DIANE HUGHES, being duly sworn, depose and say:

1. That NICHOLAS M. HUGHES and JEAN A. HUGHES of Las Vegas, Nevada, created "THE NICHOLAS M. HUGHES AND JEAN A. HUGHES FAMILY TRUST" originally dated January 6, 1981, and amended and restated April 23, 1998 as the "THE HUGHES FAMILY TRUST" and amended from time to time, and NICHOLAS M. HUGHES and JEAN A. HUGHES were named in said Trust as the initial Trustees.
2. That JEAN A. HUGHES died on February 26, 2005 and NICHOLAS M. HUGHES, died on November 10, 2010.
3. That pursuant to the SECOND DISCHARGE AND APPOINTMENT OF SUCCESSOR TRUSTEE OF THE HUGHES FAMILY TRUST, NICHOLAS M. HUGHES, designated NICHOLAS M. HUGHES, JR. and CRAIG M. HUGHES to serve as Co-Trustees of THE HUGHES FAMILY TRUST, as totally restated April 23, 1998, as amended, and of all sub-trusts of the above stated Trust, as follows:
 - THE HUGHES FAMILY TRUST
 - THE SURVIVOR'S TRUST OF THE HUGHES FAMILY TRUST
 - THE EXEMPTION TRUST OF THE HUGHES FAMILY TRUST
 - THE MARITAL INCOME TRUST OF THE HUGHES FAMILY TRUST

4. That on April 26, 2011, the then living primary beneficiaries, Nicholas M. Hughes, Jr. and Craig M. Hughes, along with the then trust attorney, A. Kent Greene, Esq., appointed Premier Trust, Inc., to serve as Successor Trustee, in the event of the death, incapacity, or resignation of the then Successor Trustees pursuant to that Third Discharge and Appointment of Successor Trustee.
5. That CRAIG M. HUGHES, the Successor Co-Trustee died on February 17, 2017.
6. That Nicholas M. Hughes, Jr. ("Nick Jr."), the Successor Trustee died on July 21, 2021, as evidenced by the attached death certificate see Exhibit B attached hereto.
7. That prior to Nick Jr's. death, he proposed to add E. DIANE HUGHES to support and carry on the management of the Trust, should Nick Jr. be unable to perform his duties as sole Trustee, in lieu of Premier Trust.
8. That Nick Jr. prepared a Trustee Addendum Ballot ("Ballot") for Primary Beneficiaries, for their approval and ALL Primary Beneficiaries have returned the Ballot in support of appointing E. DIANE HUGHES as Trustee.
9. That E. DIANE HUGHES hereby file this Certificate and accepts the sole trusteeship of said Trust based on those Ballots executed by all Primary Beneficiaries of the Trust.
10. That E. DIANE HUGHES now accepts the sole trusteeship in the following described property:

"FOR A COMPLETE LEGAL DESCRIPTION SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE"

E. Diane Hughes
 E. DIANE HUGHES, Trustee

SUBSCRIBED and SWORN to before me this
16 day of August, 2021
 by E. DIANE HUGHES, Trustee

Brittany Ann Mendoza
 NOTARY PUBLIC



EXHIBIT A
(Legal Description)

APN: 009-011-23

WHEREAS, In pursuance of the provisions of the Revised Statute of the United States, Chapter Six, Title Thirty-Two, and legislation supplemental thereto, there have been deposited in the General Land Office of the United States the Plat and Field Notes of Survey and the Certificate of the Register of the Land Office at Carson City, Nevada, accompanied by other evidence whereby it appears that THE LITTLE MENDAH MINING COMPANY did, on December 28, 1911, duly enter and pay for that certain mining claim or premises, known as the LITTLE MENDAH, LITTLE MENDAH No. 3, LITTLE MENDAH No. 4, LITTLE MENDAH No.5 and CEDAR LODE Mining Claims designated by the Surveyor-General: as Survey No. 3970, embracing a portion of Sections Fifteen, Sixteen, Twenty-one, and Twenty-two in Township One North of Range Sixty-Six East of the Mount Diablo Meridian, in the Highland Mining District, Lincoln County, Nevada, and bound, described, and platted as follows:

BEGINNING for the description of the Little Mendah Lode Claim at corner No. 1, a Pine Post Four feet long, Four inches square, marked L.M.1 – 3970, with mound of earth and stone, from which the Southeast corner of Section Sixteen in Township One North of Range Sixty-Six East of the Mount Diablo Meridian bears South Twenty-seven degrees, Eleven Minutes East Seven Hundred Sixty-One and Seven-Tenths feet distant;

THENCE, First course, south Sixty-Six degrees, Forty-one Minutes West Seven Hundred Fifty-four and Five –tenths feet to corner No.2, a Pint post Four feet long, four inches square, marked L.M.2-3970 L.M.3-4-3970, with mound of earth and stone;

THENCE, Second course, South Seventy-nine degrees, Thirty-Six minutes West Seven Hundred Forty-five and five-tenths fee to corner No. 3, a pine post Four feet long, four inches square, marked L.M.3-3970, with mound of earth and stone;

THENCE, Third Course, North Twenty-one degrees, Fifteen minutes West Six Hundred feet to corner No.4, a Cedar Post Four feet long, Four inches square, marked L.M.4-3970, with mound of earth and stone;

THENCE, Fourth Course, North Seventy-nine degrees, Thirty-Six minutes East Seven Hundred Forty-Five and Five-Tenths feet to Corner No. 5, a pine post Four feet long, Four inches square, marked L.M.5-3970, with mound of earth and stone;

THENCE, Fifth Course, North Sixty-six degrees, Forty-one minutes, Forty-one minutes East Seven Hundred Fifty-four and Five-tenths feet to Corner No. 6, a pine post Four Feet long, Four inches square, marked L.M. 6-3970, with mound of earth and stone;

THENCE, Sixth Course, South Twenty-one degrees, Fifteen Minutes, East Three Hundred Feet to a point from which discovery bears South Sixty-Six degrees, forty-one minutes West Three Hundred Thirty-Nine and Eight-tenths feet distant; Six Hundred Feet to corner No. 1, the place of beginning; The Survey of the Lode Claim as above described extending One Thousand Five Hundred feet in length along said Little Mendah vein or lode;

BEGINNING for the description of the Little Mendah No. 3 Lode Claim, at corner No. 1, a pine post Four Feet Long, Six inches square, marked L.M. 3-1-3970, L.M. 4-2-3970, with mound of earth and stone, from which said Section corner bears North Thirty-seven degrees, Seventeen minutes West Four Hundred Ninety-Four and Three -tenths feet distant;

THENCE, First Course, North Eighty-one degrees, Fifty-Seven minutes West Four Hundred Twenty-Three and Four -tenths feet to corner No. 2, a pine Post Four Feet long, four inches square, marked L.M. 3-2-3970, M.M.4-1-3970, with mound of earth and stone;

THENCE, Second Course, North Eighty-two degrees, Fifty-Nine minutes West One Thousand Seventy-Nine feet to Corner No. 3, a Pine Post Four feet long, Four inches square, marked L.M. 3-3-3970, with mound of earth and stone.

THENCE Third course, North Fourteen degrees, Twenty-four minutes East Three Hundred feet to appoint from which discovery bears South Eighty-One degrees, Fifty-Seven minutes East One Thousand One Hundred Sixty-Six feet distant; Six Hundred feet to corner No. 4, identical with Corner No. 2 of said Little Mendah Lode Claim;

THENCE Fourth Course, South Eighty-One degrees, Fifty-Seven Minutes East One Thousand Five Hundred feet to corner No. 5, a cedar post Four feet long, Four inches square marked L.M.3-5-3970, with mound of earth and stone;

THENCE Fifth Course, South Fourteen Degrees, Twenty-Four minutes West Five Hundred Eighty and Four-tenths feet to corner No. 1, the place of beginning; the Survey

STATE OF ARIZONA

CERTIFICATION OF VITAL RECORD

ORIGINAL
STATE COPY

STATE OF ARIZONA DEPARTMENT OF HEALTH SERVICES-BUREAU OF VITAL RECORDS CERTIFICATE OF DEATH

State File Number
102-2021-043288

1. DECEDENT'S LEGAL NAME (FIRST, MIDDLE, LAST, SUFFIX) NICK, MELVIN, HUGHES, JR.		2. AKA'S (IF ANY)	3. DATE OF DEATH 07/21/2021
4. SEX MALE	5. SOCIAL SECURITY NUMBER [REDACTED]	6. DATE OF BIRTH 04/19/1936	7. AGE 85 YEARS
8. CITY/TOWN, COUNTY AND ZIP OR LOCATION OF DEATH TEMPE, MARICOPA, 85282			
9. PLACE OF DEATH (TYPE OF PLACE OF DEATH AND FACILITY NAME/ADDRESS) NURSING HOME/LONG TERM CARE - FRIENDSHIP VILLAGE OF TEMPE			
10. BIRTHPLACE (CITY AND STATE OR FOREIGN COUNTRY) PHOENIX, ARIZONA		11. MARITAL STATUS MARRIED	12. NAME OF SURVIVING SPOUSE PRIOR TO FIRST MARRIAGE (FIRST, MIDDLE, LAST, SUFFIX) EDITH, DIANE, SAUER
13. DECEDENT'S USUAL RESIDENCE ADDRESS (STREET, CITY, COUNTY, STATE, ZIP) 2625 E SOUTHERN AVENUE #C-243, TEMPE, MARICOPA, AZ, 85282			
14. DECEDENT'S HISPANIC ORIGIN(S): NO, NOT SPANISH/HISPANIC/LATINO		15. DECEDENT'S RACE(S): WHITE	16. EVER IN ARMED FORCES YES
18. FATHER'S NAME (FIRST, MIDDLE, LAST, SUFFIX) NICK, MELVIN, HUGHES, JR.		17. OCCUPATION AEROSPACE ENGINEER	
20. INFORMANT'S NAME (FIRST, MIDDLE, LAST, SUFFIX) EDITH, DIANE, HUGHES		19. MOTHER'S NAME PRIOR TO FIRST MARRIAGE (FIRST, MIDDLE, LAST, SUFFIX) MELBA, RUTH, MORROW	
22. INFORMANT'S MAILING ADDRESS 2625 E SOUTHERN AVENUE #C-243, TEMPE, AZ, 85282		21. RELATIONSHIP SPOUSE	
23. NAME AND ADDRESS OF FUNERAL FACILITY OR RESPONSIBLE PERSON TEMPE MORTUARY 405 E SOUTHERN AVENUE, TEMPE, AZ, 85282		24. FUNERAL DIRECTOR'S NAME OR RESPONSIBLE PERSON SHAWN, D., BUNTIN	25. LICENSE NUMBER FDL-001624
26. METHOD(S) OF DISPOSITION CREMATION	27. NAME AND LOCATION OF 1ST DISPOSITION FACILITY PARADISE MEMORIAL CREMATORY, INC., SCOTTSDALE, AZ, US		28. NAME AND LOCATION OF 2ND DISPOSITION FACILITY
MEDICAL CERTIFICATION SECTION CAUSE OF DEATH PART I			
29. A. IMMEDIATE CAUSE OF DEATH ACUTE NONTRAUMATIC CEREBROVASCULAR ACCIDENT		30. APPROXIMATE INTERVAL DAYS	
31. B. DUE TO OR AS A CONSEQUENCE OF: ATRIAL FIBRILLATION		32. APPROXIMATE INTERVAL MONTHS	
33. C. DUE TO OR AS A CONSEQUENCE OF: VALVULAR HEART DISEASE UNSPECIFIED		34. APPROXIMATE INTERVAL YEARS	
35. D. DUE TO OR AS A CONSEQUENCE OF:		36. APPROXIMATE INTERVAL	
CAUSE OF DEATH PART II			
37. OTHER SIGNIFICANT CONDITIONS CONTRIBUTING TO THE DEATH BUT NOT RESULTING IN THE UNDERLYING CAUSE GIVEN IN PART I:		38. INJURY? NO	39. INJURY AT WORK?
		41. TIME OF DEATH 01:57	40. MANNER OF DEATH NATURAL DEATH
		42. WAS AN AUTOPSY PERFORMED? NO	43. WERE AUTOPSY FINDINGS AVAILABLE TO COMPLETE THE CAUSE OF DEATH?
CAUSE AND MANNER CERTIFICATION			
TO THE BEST OF MY KNOWLEDGE, THE INFORMATION ABOVE IS CORRECT AND THE DEATH OCCURRED DUE TO THE CAUSE(S) AND MANNER STATED.		44. NAME OF PERSON COMPLETING CAUSE OF DEATH JOHN, WILLIAMS	45. DATE CERTIFIED 07/21/2021
46. CERTIFIER'S ADDRESS 2525 E SOUTHERN AVENUE, TEMPE, AZ, 85282			

Date Registered: 07/26/2021

Date Issued: 07/28/2021

VS-49 Rev. 12/2017



This is a true certification of the facts on file with the Arizona Department of Health Services, Bureau of Vital Records, PHOENIX, ARIZONA. Revised 07/2016

Krystal Colburn
**KRYSTAL COLBURN
ASSISTANT STATE REGISTRAR**



**ARIZONA DEPARTMENT
OF HEALTH SERVICES**

This copy not valid unless prepared on a form displaying the State Seal and impressed with the raised seal of the issuing agency.

ANY ALTERATION OR ERASURE VOIDS THIS CERTIFICATE