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How to Complete a Nevada Assignment of Deed of Trust

Transferring a Private Loan Secured by Nevada Real Estate

INSTRUCTIONS — KEEP FOR YOUR RECORDS. DO NOT ATTACH THIS PAGE TO YOUR NEVADA ASSIGNMENT OF DEED OF TRUST.

About this form. When a lender sells or transfers a loan secured by a Nevada deed of trust, the **assignment** transfers the lender's rights — and the note — to the new lender. Recording it matters: a trustee generally cannot foreclose for an assignee unless the assignment is recorded (NRS 106.210).

1. **Get the recorded deed of trust**
   Copy its date, recording details, trustor, trustee, and legal description.
2. **Fill in the assignor and assignee**
   Use full legal names and the assignee's address.
3. **Endorse the note**
   Sign the original promissory note over to the assignee and deliver it.
4. **Sign before a Nevada notary**
   Do **not** sign ahead of time. Bring a current government-issued photo ID. Our Nevada-commissioned notaries come to you.
5. **Record the assignment**
   Record it with the County Recorder where the property is located.
6. **Notify the borrower**
   Tell the borrower in writing who the new lender is and where to send payments.

Good to Know

- Making or brokering loans as a business may require a Nevada license.
- If the loan is paid off instead, use a Substitution of Trustee and reconveyance.
- Keep copies of the assignment, endorsed note, and borrower notice.

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SCAN TO BOOK

Questions about this document? Talk to an attorney. Gavrilov & Brooks Law Firm has attorneys licensed in Nevada, California, and other states. Phone and video consultations are available. **(916) 504-0529** · **www.gavrilovlaw.com**

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YOUR FORM BEGINS ON THE NEXT PAGE

APN: _____

Recording Requested By: _____

When Recorded Mail To:

Name: _____

Address: _____

City/State/ZIP: _____

ASSIGNMENT OF DEED OF TRUST

FOR VALUE RECEIVED, the undersigned

_____

(name(s) of current beneficiary — ASSIGNOR)

hereby grants, assigns and transfers to

_____ _____

(name(s) of new beneficiary — ASSIGNEE) (assignee address)

all beneficial interest under that certain deed of trust dated and recorded as follows:

_____ _____ _____

(date of deed of trust) (recording date) document / instrument number

in the Official Records of _____ County, Nevada, executed by

_____ _____

(name(s) of trustor(s) — borrower(s)) (original trustee)

as trustor, encumbering the following real property:

_____ _____ _____

(street address) (city) (county)

Legal description (copy exactly from the deed, or write “See Exhibit A attached”):

_____

(legal description, line 1)

_____

(legal description, line 2)

_____

(legal description, line 3)

TOGETHER WITH the note or notes described in or secured by said deed of trust, the money due and to become due thereon with interest, and all rights accrued or to accrue under said deed of trust.

The undersigned hereby affirms that this document submitted for recording does not contain the social security number of any person or persons. (NRS 239B.030)

(Date)	(Signature)
	(printed name)

If signing for a company or trust: entity name and signer's title

CERTIFICATE OF ACKNOWLEDGMENT

(Nevada Revised Statutes Section 240.166)

State of Nevada)

County of _____)

This instrument was acknowledged before me on _____ by
(date)

_____ .
(name(s) of person(s))

_____
(Signature of notarial officer)

_____
(Title and rank (optional))

(Seal, if any)