

PLUMLEY-MANNING
586401-NEV

TITLE INSURANCE & TRUST CO.

WHEN RECORDED MAIL TO

Recorded at Request of

On DEC 1 1972

At

12 Min. Past 2 PM

Official Records of Douglas County, Nevada.

Fee 5.00

VETERANS ADMINISTRATION
REGIONAL OFFICE
49 FOURTH STREET 263B
SAN FRANCISCO, CALIFORNIA 94103

Patricia J. Stanley, Recorder.

By

[Signature]
Deputy

DOCUMENTARY TRANSFER TAX \$	35.20
<input checked="" type="checkbox"/> COMPUTED ON FULL VALUE OF PROPERTY CONVEYED, OR	
<input type="checkbox"/> COMPUTED ON FULL VALUE LESS LIENS & ENCUMBRANCES	
REMAINING AT TIME OF SALE.	
<i>[Signature]</i>	
Signature of declarant or agent determining tax - firm name	

Mail Tax Statement to Return Address Above.

TRUSTEE'S DEED UPON SALE

No. F/C 3284

This Indenture, made August 31, 1972, between BANKERS LAND INVESTMENT COMPANY, a corporation, as Trustee under the hereinafter mentioned Deed of Trust (herein called Trustee), and BANKERS MORTGAGE COMPANY OF CALIFORNIA, a corporation (herein called Grantee), Witnesseth:

Whereas, by Deed of Trust dated May 18, 1967 and recorded May 25, 1967 in book 49, at page 709 of Official Records, in the office of the county recorder of the County of Douglas, State of Nevada

DEE R. PLUMLEY AND PATRICIA R. PLUMLEY, as husband and wife

grant and convey to said Trustee upon the Trusts therein expressed, the property hereinafter described to secure, among other obligations, payment of a certain promissory note and interest, according to the terms thereof; other sums of money advanced, and interest thereon; and

Whereas, breach and default was made under the terms of said Deed of Trust in the particulars set forth in the Notice of said Breach and Default hereinafter referred to, to which reference is hereby made; and

Whereas, on November 9, 1971 the then Beneficiary or holder of said note did execute and deliver to Trustee written Declaration of Default and Demand for Sale, and thereafter there was filed for record on November 16, 1971, in the office of the county recorder of said County, a Notice of said Breach and Default and of Election to cause Trustee to sell said property to satisfy the obligations secured by said Deed of Trust, which Notice was duly recorded in book 93, page 405, of Official Records of said County; and re-acknowledged on February 7, 1972, re-recorded - February 16, 1972, Book 96, Page 603; re-recorded - March 7, 1972, Book 97, page 270.

Whereas, Trustee, in consequence of said Declaration of Default, Election, Demand for Sale, and in compliance with the terms of said Deed of Trust did execute its Notice of Trustee's Sale stating that it, as such Trustee, by virtue of the authority in it vested, would sell, at public auction to the highest bidder, for cash, in lawful money of the United States, the property particularly therein and hereinafter described, said property being in the unincorporated area of Gardnerville, County of Douglas, State of Nevada, and fixing the time and place of sale as July 14, 1972, at 1:00p.m., at the Main entrance to the Douglas County Court House, City of Minden, County of Douglas, State of Nevada. Sale postponed by public announcement to August 31, 1972.

and did cause copies of said Notice to be posted for not less than twenty days before the date of sale therein fixed, as follows:

In a public place in the said City of Minden, County of Douglas wherein said property was to be sold, to-wit: Sheriff's Office, Minden, Nevada; City Hall, Minden, Nevada; Court House, Minden, Nevada.

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4.40
3.85
3.85
3.85
3.85
4.95
4.95
1.65

Also one in a conspicuous place on the property to be sold; and said Trustee did cause a copy of said Notice to be published once a week for twenty days before the date of sale therein fixed in The Record-Courier, a newspaper of general circulation, printed and published in the city or district in which said real property is situated, the first date of such publication being June 22, 1972; and

Whereas, all applicable statutory provisions of the State of ~~California~~ ^{Nevada} and all of the provisions of said Deed of Trust have been complied with as to acts to be performed and notices to be given; and

Whereas, Trustee did at the time and place of sale fixed as aforesaid, then and there sell, at public auction, to said Grantee, being the highest bidder therefor, the property hereinafter described, for the sum of \$ 31,672.11 paid in cash, lawful money of the United States by the satisfaction of the indebtedness then secured by said Deed of Trust.

Now, Therefore, Trustee in consideration of the premises recited and of the sum above mentioned bid and paid by Grantee, the receipt whereof is hereby acknowledged, and by virtue of the authority vested in it by said Deed of Trust, does by these presents, GRANT AND CONVEY unto Grantee, but without any covenant or warranty, express or implied, all that certain property situate in the unincorporated area of Gardnerville, County of Douglas State of ~~California~~ ^{Nevada}, described as follows:

BEING THAT PORTION of the North $\frac{1}{2}$ of the Northwest $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 28, (also being a portion of Lot 3) Township 14 North, Range 20 East, M.D.B. & M., described as follows:

COMMENCING at the Southeast corner of said Section 28; thence North $0^{\circ}09'$ East 1,019.06 feet; thence South $89^{\circ}54'$ West 2,281.43 feet to the TRUE POINT OF BEGINNING which is the Southeast corner of the parcel; thence South $89^{\circ}54'$ West 330.00 feet to the Southwest corner of the parcel; thence North $0^{\circ}08'$ East 287.99 feet along the easterly right of way line of Vicky Avenue to a point; thence along a curve to the right, which has a central angle of $29^{\circ}46'$, a radius of 20.00 feet, and a length of 31.33 feet to a point; thence North $89^{\circ}54'$ East 310.08 feet, along the Southerly right of way line of Saratoga Street to the Northeast corner of the parcel; thence South $0^{\circ}08'$ West 307.89 feet to the TRUE POINT OF BEGINNING.

SUBJECT TO a five foot utility easement along the south side.

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