

TRUSTEE'S DEED

Barbara A. Patton

WHEREAS, Walter Leatham, a widower subsequently assumed by Leroy J. Patton and did make and deliver a certain Deed of Trust dated June 11, 1973 wherein HOME TRUSTEE, INC. was named Trustee and HOME SAVINGS ASSOCIATION was named Beneficiary, which Deed of Trust was recorded on July 13, 1973 in Book 773, at page 410, as Document No. 67510, Official Records of Douglas County, Nevada;

WHEREAS, default was made in payment of the obligations secured by said Deed of Trust and HOME SAVINGS ASSOCIATION, the owner and holder of the obligations secured thereby and the Beneficiary thereof, did give notice of said default and of its intention to cause the property described in said Deed of Trust to be sold under the power of sale therein contained by filing for record a Notice of Default and Election to Sell Under Deed of Trust on September 4, 1974, which Notice was recorded in Book 974, at page 32, of Official Records of Douglas County, Nevada, under File No. 75135, and by mailing copies of said Notice of Default and Election to Sell on September 5, 1974, to Barbara A. Patton, Leroy J. Patton and Walter Leatham, as provided by law;

WHEREAS, at the request of Beneficiary, the Trustee did give notice of the sale of said real property under the power of sale contained in said Deed of Trust by publication of a Notice of Sale in the Record Courier & Nevada State Journal, a daily newspaper published at Reno, in Washoe County, State of Nevada, in its issues of December 12, 19 and 26, 1974, and by posting said Notice of Sale on December 12, 1974, in four public places in the City of Reno, County of Washoe, State of Nevada; Gardnerville Douglas

WHEREAS, the Trustee, in accordance with the provisions of said Deed of Trust, at the hour of 10:00 a.m. on the 3rd of January, 1975 at the office of said Trustee at 499 South Virginia Street, Reno, Nevada, the time and place specified for said sale in said Notice of Sale, did offer for sale at public auction the real property described in said Deed of Trust and Home Savings Association did bid for said property the sum of \$19,737.65, said bid being the highest bid received, and said bidder having paid said sum to said Trustee,

NOW, THEREFORE, THIS INDENTURE, made this 3rd day of January, 1975, by and between HOME TRUSTEE, INC., a Nevada corporation, as Trustee under the aforesaid Deed of Trust, hereinafter called Grantor, and Home Savings Association hereinafter called Grantee, whose address is P. O. Box 2857, Reno, Nevada.

WITNESSETH:

That for and in consideration of the sum of \$19,737.65 to Grantor in hand paid by Grantee, receipt of which hereby is acknowledged, Grantor hereby does sell, convey, remise, release, and set over, without warranty, unto Grantee, and to its successors and assigns, forever, all that certain piece or parcel of land described as follows:

Lot 26 in Block B as shown on the map of Gardnerville Ranchos Unit No. 4, filed in the office of the County Recorder of Douglas County, Nevada, on April 10, 1967.

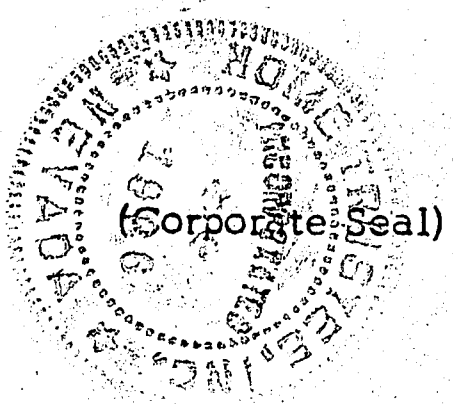
TOGETHER WITH the tenements, hereditaments, appurtenances, reversion and reversions, reminder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the premises hereby conveyed, together with the appurtenances, unto Grantee and to its successors and assigns, forever.

IN WITNESS WHEREOF, Grantor has executed this conveyance the day and year first above written.

HOME TRUSTEE, INC., a corporation organized and existing under and by virtue of the laws of the State of Nevada.

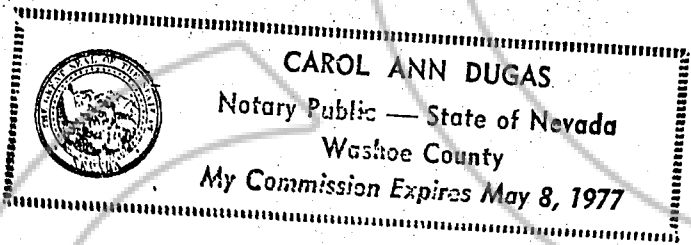
By Robert Banks  
ROBERT BANKS  
Its Vice President



STATE OF NEVADA )  
) SS.  
COUNTY OF WASHOE )

On January 3, 1975, personally appeared before me, a Notary Public, ROBERT BANKS, who acknowledged that he executed the above instrument; he further acknowledged that in so doing he was acting in his capacity as Vice President of the corporation as indicated above and on behalf of said corporation.

Carol Ann Dugas  
NOTARY PUBLIC



Recorded at Request of **LAWYERS TITLE INS. CORP.**  
On JAN 8 1975 At \_\_\_\_\_ Min. Past 3 PM  
Official Records of Douglas County, Nevada. Fee 4.00

Patricia J. Stanley, Recorder. By Samela Lee  
Deputy

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