

TRUSTEE'S DEED UPON SALE

DOUGLAS COUNTY TITLE COMPANY, INC., a Nevada corporation, herein called Trustee, does hereby grant and convey, but without covenant or warranty, express or implied, to KENT DOUGLAS, an unmarried man, herein called Grantee, the real property in the County of Douglas, State of Nevada, described as follows:

SEE EXHIBIT "A", attached hereto.

The conveyance is made pursuant to the authority and powers vested in said Trustee, as Trustee, or Successor Trustee, or Substituted Trustee, under that certain Deed of Trust executed by BASIL COBURN doing business as COBURN ENTERPRISES,

as Trustor, recorded on March 4 1980, as Document No. 42381, in Book 380 Page 541, of Official Records in the Office of the Recorder of Douglas County, Nevada; and pursuant to the Notice of Default recorded on October 9 1980 as Document No. , in Book 1080, Page 751, of Official Records of said county, Trustee having complied with all applicable statutory requirements of the State of Nevada and performed all duties required by said Deed of Trust.

A Notice of Trustee's Sale was published once a week for three consecutive weeks commencing February 12, 1981, in the Record-Courier a legal newspaper, and at least twenty days before the date fixed therein for sale, a copy of said Notice of Trustee's Sale was posted in a conspicuous place on the property described above and in three public places in the county where the sale was to be held.

At the time and place fixed in said Notice of Trustee's Sale, said Trustee did sell said property above described at public auction on March 10, 1981 to said Grantee, being the highest bidder therefor, for \$ 15,488.29 cash, lawful money of the United States, in full satisfaction of the indebtedness then secured by said Deed of Trust.

DATED March 18, 19 81.

STATE OF NEVADA)
) : ss
COUNTY OF Douglas)

DOUGLAS COUNTY TITLE COMPANY, INC.

By W. F. McCreary, President

On March 18, 19 81, personally appeared before me, a Notary Public, W. F. McCreary,

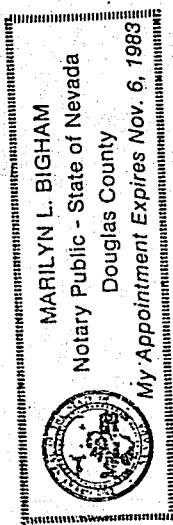
By _____ Secretary

who acknowledged that he executed the above instrument.

WHEN RECORDED, MAIL TO:
Kent Douglas, 3406 Woodside Drive #27
Carson City, Nevada 89701

MAIL TAX STATEMENTS TO:
Kent Douglas, 3406 Woodside Dr., #27
Carson City, Nevada 89701

Documentary Transfer Tax \$ 17.05
XX Grantee was the foreclosing beneficiary; consideration \$ 15,500.00; unpaid debt \$ _____; non exempt amount \$ _____
____ Computed on the consideration or value of property conveyed.
____ Computed on the consideration or value less liens or encumbrances remaining at time of sale.



Signature of Declarant or Agent

AP# _____
Sheerin, O'Reilly & Walsh
Attorneys At Law
Carson City and Gardnerville, Nevada

54765
LIBER 381 PAGE 2194

All that Portion of Lot 30, as shown on the official map of Ruhenstroth Ranchos Subdivision, filed for record in the office of the County Recorder of Douglas County, Nevada, on April 14, 1965, as Document No. 27706, described as follows:

Parcel one, as set forth on the Hilltop Parcel Map filed for record September 27, 1977, as Document No. 13397, Official Records of Douglas County, State of Nevada.

A. P. #29-074-12

EXHIBIT "A"

REQUESTED BY
Sheerin Walsh O'Reilly
IN OFFICIAL RECORDS OF
DOUGLAS CO. NEVADA
\$4.00 Pd.
1981 MAR 27 AM 9:14
Keefe

MARIE A. RABEL
RECORDER
Laura Kenney
Dep.

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