

NOTICE OF BREACH AND DEFAULT AND OF ELECTION TO CAUSE SALE OF REAL PROPERTY UNDER DEED OF TRUST

ORDER NO. 7975

IN THE MATTER OF the Deed of Trust made by ROBERT STANTON CHANCELLOR, a married man, as his sole and separate property, Trustor, to DOUGLAS COUNTY TITLE CO., INC., a Nevada Corporation, Trustee, dated April 22, 1980, Recorded May 1, 1980, as Document No. 44168, in Book 580, Page 048, of Official Records, in the office of the County Recorder of Douglas County, Nevada, securing among other obligations, A Note for \$ 35,000.00 in favor of ROY DEAN DARROW AND ELIZABETH ANN DARROW, husband and wife as joint tenants or order.

NOTICE IS HEREBY GIVEN that a breach of an obligation for which said Deed of Trust is a security has occurred in that there has been a default as follows:

Principal balance of \$20,000.00 due plus interest at the rate of 13% per annum from June 1, 1984, plus all advances made if any, for real estate taxes, assessments, fire insurance or prior encumbrances, plus all penalties and late charges.

There is now owing and unpaid upon said note the sum of \$ 20,000.00 principal and interest thereon from June 1, 1984.

By reason of said breach and default, it is hereby declared that the whole of said unpaid amount of said note and all other sums secured by said Deed of Trust is immediately due and payable, and notice is hereby given of the election of the undersigned to cause DOUGLAS COUNTY TITLE CO., INC., a Nevada corporation, as TRUSTEE thereunder to sell the property described therein in the manner provided in said Deed of Trust, and notice is further hereby given that the undersigned heretofore executed and delivered to said TRUSTEE a written declaration of said breach and default and a written demand for the sale of said property.

Part I Lot 440 Summit Village A.P. No. 11-251-53-5

NOTICE

YOU MAY HAVE THE RIGHT TO CURE THE DEFAULT HEREIN AND REINSTATE THE OBLIGATION SECURED BY SUCH DEED OF TRUST ABOVE DESCRIBED. SECTION 107.080 NRS PERMITS CERTAIN DEFAULTS TO BE CURED UPON THE PAYMENT OF THE AMOUNTS REQUIRED BY THAT SECTION WITHOUT REQUIRING PAYMENT OF THAT PORTION OF PRINCIPAL AND INTEREST WHICH WOULD NOT BE DUE HAD NO DEFAULT OCCURRED. WHERE REINSTATEMENT IS POSSIBLE, IF THE DEFAULT IS NOT CURED WITHIN 35 DAYS FOLLOWING THE RECORDING AND MAILING TO TRUSTOR OR TRUSTOR'S SUCCESSOR IN INTEREST OF THIS NOTICE, THE RIGHT OF REINSTATEMENT WILL TERMINATE AND THE PROPERTY MAY THEREAFTER BE SOLD.

To determine if reinstatement is possible and the amount, if any, necessary to cure the default, contact the TRUSTEE.

STATE OF NEVADA } COUNTY OF _____ } SS On _____ personally appeared before me, a Notary Public, _____ who acknowledged that he executed the above instrument. Notary Public

x Neal S. Caruso NEAL S. CARUSO

FOR RECORDER'S USE

(SEAL)

WHEN RECORDED, MAIL TO: Douglas County Title Co., Inc. P.O. Box 1400 Zephyr Cove, Nevada 89448

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State of California

- ACKNOWLEDGEMENT - General -

County of Stanislaus

SS.

On this 14th day of March in the year 1985 before me, M. J. Verschelden, a Notary Public in and for the said State, residing therein, duly commissioned and sworn, personally appeared Neal S. Caruso

personally known to me (proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) (is/are) subscribed to the within instrument, and acknowledged to me that (he/she/they) executed it. In Witness Whereof, I have hereunto set my hand and affixed my official seal, in and for said County and State, the day and year in this Certificate first above written.



M. J. Verschelden
NOTARY PUBLIC IN AND FOR SAID STATE OF CALIFORNIA

My Commission Expires

May 11, 1987

NP 002 (10/83) 50/PAD 81300

REQUESTED BY
DOUGLAS COUNTY TITLE
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

'85 APR -1 P12:26

SUZANNE BEAUDREAU
RECORDER
\$ 6.00 PAID Bh DEPUTY

115471

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