

TRUSTEE'S DEED

THIS INDENTURE, made this 10th day of September, 1985, between SILVER STATE TITLE COMPANY, a Nevada corporation, as the duly appointed Trustee under the hereinafter described Deed of Trust, hereinafter referred to as "TRUSTEE", and FRANK J. DAYTON and ELEANOR L. DAYTON, husband and wife as Joint Tenants, hereinafter referred to as "GRANTEE".

W I T N E S S E T H

WHEREAS, by Deed of Trust dated February 27, 1980, and recorded as Document No. 42372, in Book 380, Page 527, Official Records of Douglas County, Nevada,

SEE EXHIBIT "A" ATTACHED did grant and convey the property herein described to Trustee upon the Trusts stated, to secure, among other obligations, the payment of a certain Promissory Note, together with interest thereon, according to the terms thereof; and

WHEREAS, breach and default occurred under the terms of said Deed of Trust, in the particulars as set forth in the Notice of Default, to which reference is hereinafter made; and

WHEREAS, on May 6, 1985, the owner of said Note and Deed of Trust, FRANK J. DAYTON and ELEANOR L. DAYTON, husband and wife, executed a Notice of Default and Election to cause Trustee to sell said property to satisfy the obligation secured by said Deed of Trust recorded May 8, 1985, in Book 585, Page 671, Document No. 117001, Official Records of Douglas County, Nevada; and

WHEREAS, copies of said recorded Notice of Default were mailed to all those who were entitled thereto in accordance with Section 107.090 of the Nevada Revised Statutes; and

WHEREAS, in consequence of said declaration of default and demand for sale and in compliance with the terms of said Deed of Trust, Trustee executed its Notice of Trustee's Sale stating that said Trustee by virtue of the Authority conferred upon it would sell at public auction to the highest bidder for cash, in lawful money of the United States of America, the property particularly therein and hereinafter described, said property being in the County of Douglas, State of Nevada, and fixing the time and place of sale as 10:00 am on the 10th day of September 1985 at Silver State Title Company, 1555 Main Street, Minden, Nevada 89423 and caused a copy of said Notice to be posted for not less than twenty (20) days before the date of sale therein fixed, if not less than three (3) public places in the Township where the property is located and where it was to be sold, to wit:

TAHOE TOWNSHIP

Stateline Post Office, Stateline, Nevada
Zephyr Cove Post Office, Zephyr Cove, Nevada
Douglas County Office Building, Highway 50, Stateline, Nevada
Douglas County Library, Stateline, Nevada
Property - 440 Barrett Drive, Stateline, Nevada

EASTFORK TOWNSHIP

Douglas County Administrative Office (Old Courthouse), Minden, Nevada
Douglas County Post Office, Minden, Nevada

and said Trustee caused a copy of said Notice to be published once a week for three (3) successive weeks before the date of sale in the RECORD-COURIER, a newspaper of general circulation printed and published in the County in which said real property is situated and the TAHOE DAILY TRIBUNE, a Newspaper of general circulation printed and published in El Dorado County, California, the dates of publication being August 15, 1985, August 22, 1985 and August 29, 1985

WHEREAS, all applicable statutory provisions of the Statutes of Nevada and the provisions of said Deed of Trust have been complied with as to acts performed and notices to be given; and

WHEREAS, on the 10th day of September, 1985 the Trustee, SILVER STATE TITLE COMPANY, did sell, at public auction, the property hereinafter described to FRANK J. DAYTON & ELEANOR L. DAYTON, husband and wife, the highest bidder, for the sum of \$ 38,486.53 paid in lawful money of the United States.

NOW, THEREFORE, TRUSTEE, in consideration of the premises recited and by virtue of the authority vested in it by said Deed of Trust, does by these premises, grant and convey to Grantee, FRANK J. DAYTON and ELEANOR L. DAYTON, without any covenant or warranty, expressed or implied, all that certain property situate in the County of Douglas, State of Nevada, more particularly described as follows:

IN WITNESS WHEREOF, said Trustee has this day caused its corporate name and seal to be affixed hereto by its duly authorized officer.

SILVER STATE TITLE COMPANY

Denise Neth
BY: Denise Neth, Vice Pres.

State of Nevada)
 : ss.
County of Douglas)

On September 18, 1985, before me, the undersigned, a Notary Public, in and for said County and State, personally appeared Denise Neth known to me to be the Vice President of the corporation that executed the within instrument, and also known to me to be the person who executed it on behalf of such corporation and acknowledged to me that such corporation executed the same.



Carol Costa
NOTARY PUBLIC

EXHIBIT "A"

MARK C. ROUKAS, a single man as to an undivided 1/3 interest,
PHILIP C. GALER, a married man as to an undivided 1/3 interest,
and MICHAEL E. ROUKAS, an unmarried man as to an undivided 1/3
interest, all as Tenants in Common.

oOo

COPY

REQUESTED BY
SILVER STATE TITLE CO.
AN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

'85 SEP 19 11:44

SUZANNE BEAUDREAU
RECORDER

\$ 7.00 PAID RS DEPUTY

124003

BOOK **985** PAGE **2260**