

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

ORDER NO. _____

IN THE MATTER OF the Deed of Trust made by SW ASSOCIATES, a California partnership

_____, Trustor, to DOUGLAS COUNTY TITLE CO., INC.

_____, Trustee, dated March 3, 1986 ~~1985~~

Recorded March 7 1986, as Document No. 131811, in Book 386, Page 634,

of Official Records, in the office of the County Recorder of Douglas County, Nevada,

securing among other obligations, one Note for \$ 8,422.97

in favor of DANA R. BACKUS and AUDREY C. BACKUS, husband and wife 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:

Non-payment of interest only payments due on September 7, 1986 and October 7, 1986, plus any and all subsequent installments which may become due, any late charges, if any, any advances made, if any, for prior encumbrances, real property taxes and assessments.

There is now owing and unpaid upon said note the sum of \$ 8,422.97 principal and interest thereon from August 7, 19 86.

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.

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 DOUGLAS } SS

On October 6, 1986
personally appeared before me, a Notary Public,
Audrey C. Backus
Dana R. Backus

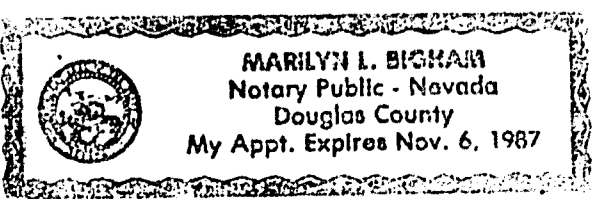
who acknowledged that they executed the above instrument.

Dana R. Backus
DANA R. BACKUS
Audrey C. Backus
AUDREY C. BACKUS

Marilyn L. Bigham
Notary Public

(SEAL)

WHEN RECORDED, MAIL TO:



FOR RECORDER'S USE

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

'86 OCT 20 P12:03

SUZANNE BEAUGREAU
RECORDER
\$ 5.00 PAID Bh DEPUTY **143334**

BOOK **1086** PAGE **2453**