

Notice of Default and Election to Sell Under Deed of Trust

NOTICE IS HEREBY GIVEN: That **HAMMOND REALTY CORP.**

is duly appointed Trustee under the following described deed of trust:

GRANTOR/TRUSTOR: **JAMES A. STUART AND BONNIE H. STUART, HUSBAND AND WIFE AS JOINT TENANTS**

BENEFICIARY: **THE HAMMOND COMPANY, A CALIFORNIA CORPORATION**

Recorded February 4, 1983 as instr. No. 075910 in book 283
page 673 of Official Records in the office of the Recorder of DOUGLAS County, Nevada;
that said deed of trust secures certain obligations including one note for the principal sum
of \$ 375,000.00 ; that a breach of, and default in, the obligations for which such deed of
trust is security has occurred in that payment has not been made of: the installment of principal and interest which be-
came due 2-1-87 including impounds and late charges, and all subsequent installments of principal and
interest including impounds and late charges, attorney fees, if any, and any other installment paid prior that at a later
date proves to be invalid.

NRS Section 107.080 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 recording and mailing of this Notice to
Trustor or Trustor's successor in interest, the right of reinstatement will terminate and
the right to bring a court action to assert the non-existence of a default or any other
defense of Trustor to acceleration and sale.

To determine if reinstatement is possible and the amount, if any, to cure the default
contact: **Bill Doolittle**

AMERICAN SAVINGS AND LOAN ASSOCIATION
C/O THE HAMMOND COMPANY
4740 VON KARMAN AVE
NEWPORT BEACH, CA 92660

(714) 476-8422

and that by reason thereof, the Present Beneficiary, under such deed of
trust, has executed and delivered to said duly appointed Trustee a written Declaration of Default and Demand for sale and has
deposited with said duly appointed Trustee, such deed of trust and all documents evidencing the obligations secured thereby
and has declared and does hereby declare all sums secured thereby immediately due and payable and has elected and does
hereby elect to cause the trust property to be sold to satisfy the obligations secured thereby.

Dated July 27, 1987 By HAMMOND REALTY CORP., as trustee by
SPECIALIZED, INC., as agent
By Mary McPheeters
Mary McPheeters, Assistant Secretary

CORPORATION
STATE OF CALIFORNIA
COUNTY OF Santa Barbara } ss.
On July 27, 19 87
before me, the undersigned, a Notary Public in and for said State, personally
appeared Mary McPheeters

(This area for official notarial seal)



personally known to me
 proved to me on the basis of satisfactory evidence
to be the Assistant Secretary ~~President~~ and _____

personally known to me
 proved to me on the basis of satisfactory evidence
to be the _____ Secretary of the
corporation that executed the within instrument, and known to me to be the persons
who executed the within instrument on behalf of the corporation therein named, and
acknowledged to me that such corporation executed the within instrument pursuant
to its by-laws or a resolution of its board of directors.

Signature Tina B. Chamness
NOTARY PUBLIC IN AND FOR SAID STATE

RECORDING REQUESTED BY:

RECORDER'S USE ONLY

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

AND WHEN RECORDED MAIL TO

Specialized, Inc.
P.O. Box 30548
Santa Barbara, CA 93130-0548

'87 AUG 12 AIO :28

SUZANNE BEAUREAU
RECORDER
\$ 5.00 PAID BH DEPUTY

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