

AND WHEN RECORDED MAIL TO

SMS TRUST DEED SERVICE
7411 Lorge Circle
Huntington Beach, CA 92647

SPACE ABOVE THIS LINE FOR RECORDER'S USE

LOAN NO. 097393

OTHER REF. 01-8812-0115 T.S. NO. 1264/N/FHL DSB

NEVADA
**NOTICE OF DEFAULT AND ELECTION TO SELL UNDER DEED OF TRUST
IMPORTANT NOTICE**

**IF YOUR PROPERTY IS IN FORECLOSURE BECAUSE YOU ARE BEHIND
IN YOUR PAYMENTS, IT MAY BE SOLD WITHOUT ANY COURT ACTION,**
and you may have the legal right to bring your account in good standing by paying all of your past due payments plus permitted costs and expenses within the time permitted by law for reinstatement of your account

No sale date may be set until three months from the date this notice of default may be recorded (which date of recordation appears on this notice). This amount is \$5,310.48 as of December 15, 1988 and will increase until your account becomes current.

You may not have to pay the entire unpaid portion of your account, even though full payment was demanded, but you must pay the amount stated above. However, you and your beneficiary or mortgagee may mutually agree in writing prior to the time the notice of sale is posted (which may not be earlier than the end of the three-month period stated above) to, among other things, (1) provide additional time in which to cure the default by transfer of the property or otherwise; (2) establish a schedule of payments in order to cure your default; or both (1) and (2).

Following the expiration of the time period referred to in the first paragraph of this notice, unless the obligation being foreclosed upon or a separate written agreement between you and your creditor permits a longer period, you have only the legal right to stop the sale of your property by paying the entire amount demanded by your creditor.

To find out the amount you must pay, or to arrange for payment to stop the foreclosure, or if your property is in foreclosure for any other reason, contact:

Telephone: (509)525-3500 FEDERAL HOME LOAN MORTGAGE CORP
C/O OLD STONE MORTGAGE/MEL BAZIL
P.O. BOX 1517
WALLA WALLA, WA 99362

If you have any questions, you should contact a lawyer or the government agency which may have insured your loan.

Notwithstanding the fact that your property is in foreclosure, you may offer your property for sale, provided the sale is concluded prior to the conclusion of the foreclosure.

Remember, YOU MAY LOSE LEGAL RIGHTS IF YOU DO NOT TAKE PROMPT ACTION.

NOTICE IS HEREBY GIVEN: SMS TRUST DEED SERVICE, a California corporation, is duly appointed Trustee under a Deed of Trust dated April 2, 1986 executed by ANDREW J. DANKO AND COURTNEY H. DANKO, HUSBAND AND WIFE

as Trustor, to secure certain obligations in favor of OLD STONE MORTGAGE CORPORATION

as beneficiary, Recorded April 17, 1986 as Inst. # 133604 Book 486 Page 1630
of Official Records in the office of the Recorder of DOUGLAS County, NEVADA describing
the land therein: As more fully described on said Deed of Trust.

Including 1 note(s) for the sum of \$108,000.00 that the beneficial interest under such Deed of Trust and the obligations secured thereby are presently held by the undersigned; 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(S) OF PRINCIPAL AND/OR INTEREST WHICH BECAME DUE ON 09/01/88 PLUS LATE CHARGES AND ALL SUBSEQUENT INSTALLMENTS AND LATE CHARGES: ANY TAXES, INSURANCE, IMPOUNDS, ASSESSMENTS AND AMOUNTS DUE SENIOR LIENS WHICH ARE OR BECOME DUE AND PAYABLE UNDER THE TERMS OF SAID NOTE AND/OR DEED OF TRUST: ANY ATTORNEY FEES INCURRED IN THE PROTECTION OF THE SECURITY HEREIN STATED.

that by reason thereof, the undersigned, 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 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.

By: Melanie J. Redmond
MELANIE J. REDMOND, ASST. VICE PRESIDENT
SMS TRUST DEED SERVICE **193150**

Dated: December 15, 1988

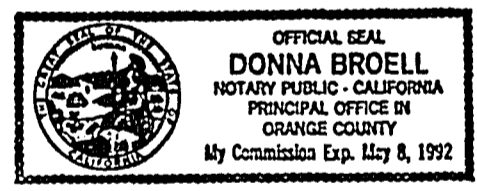
STATE OF CALIFORNIA
COUNTY OF Orange SS.
On 12-15-88 before me,
Donna Broell

(here insert the name & quality of the officer)
personally appeared Melanie J Redmond

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person who executed the within instrument as president and/or secretary or on behalf of the corporation therein named and acknowledged to me that the corporation executed it.

Signature Donna Broell

Notary Public in and for said County and State



FOR NOTARY SEAL OR STAMP

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

'88 DEC 22 P1:44

SUZANNE BEAUDREAU
RECORDER
\$6.00 PAID 70 DEPUTY
BOOK 1288 PAGE 3105 **193150**

CHICAGO TITLE Corporation

