

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

Order No. 10-001139F  
34-023-26

IN THE MATTER OF the Deed of Trust made by JOHNNY JOE ERWIN AND MARGARET ANN ERWIN,  
husband and wife , Trustor,  
to STEWART TITLE OF DOUGLAS COUNTY, a Nevada Corporation , Trustee,  
dated August 1, 1988 , recorded October 14, 1988 in Book 1088  
Official Records, at Page 1833 in the office of the Douglas County Recorder, State  
of Nevada, as Document No. 188547 , securing among other obligations, a Note  
for \$ 17,435.00 in favor of HARICH TAHOE DEVELOPMENTS  
\_\_\_\_\_ 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 PRINCIPAL AND INTEREST PAYMENTS IN THE AMOUNT OF \$249.64 EACH,  
WHICH BECAME DUE ON APRIL 14, 1989 AND ANY SUBSEQUENT PAYMENTS THAT BECOME  
DUE, PLUS ALL ADVANCES MADE, IF ANY, PLUS ALL PENALTIES, LATE CHARGES, AND  
SERVICE CHARGES, IF ANY, THAT MAY BE DUE.

There is now owing and unpaid upon said note the sum of \$ 17,050.91 principal and  
interest thereon from March 14, 1989

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 STEWART TITLE OF DOUGLAS COUNTY, 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

HARICH TAHOE DEVELOPMENTS

  
\_\_\_\_\_  
GEORGE ALLBRITTEN

On August 1, 1989  
personally appeared before me, a Notary  
Public, \_\_\_\_\_

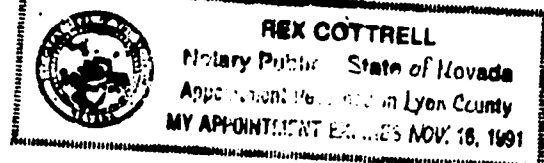
GEORGE ALLBRITTEN

who acknowledged that he executed  
the above instrument.

Notary Public

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

'89 SEP 19 P1:38



SUZANNE BEAUDREAU  
RECORDER

**211147**

WHEN RECORDED MAIL TO:  
Stewart Title of Douglas County  
P.O. Box 1029  
Minden, Nv 89423

\$ 5.00 PAID KLR DEPUTY  
BOOK 989 PAGE 2250