

When recorded, return to:

✓ James J. Halley, Esq.  
Woodburn, Wedge and Jeppson  
Post Office Box 2311  
Reno, Nevada 89505

NOTICE OF TRUSTEE'S SALE

WHEREAS, JOHN H. G. MANNA and AUDREY J. MANNA are the owners and holders of that certain obligation secured by a deed of trust dated February 24, 1988, executed by MARVIN REINBERG, as Trustor, to STEWART TITLE COMPANY OF DOUGLAS COUNTY, a Nevada corporation, as Trustee, for JOHN H. G. MANNA and AUDREY J. MANNA, as Beneficiaries, recorded on February 24, 1988, as Document No. 173091, Book 288, Page 3204, of Official Records in the Office of the Recorder of Douglas County, Nevada; and

WHEREAS, the Beneficiaries have substituted James J. Halley as Trustee in the place and stead of Stewart Title of Douglas County, said Substitution of Trustee being recorded January 30, 1990, as Document No. 219099 of the official records of Douglas County, Nevada; and

WHEREAS, the Trustor is in breach of the obligations for which said deed of trust is security and the Beneficiaries did cause the Notice of Default and Election to Sell under said Deed of Trust to be recorded September 1, 1988, in Book 988, Page 103, of the Official Records of Douglas County, Nevada, as Document No. 185530; and

WHEREAS, the Beneficiaires have demanded that the

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**BOOK 290 PAGE 4015**

Substitute Trustee proceed to sell the land and premises described in said Deed of Trust, and

WHEREAS, on February 23, 1990, the Substitute Trustee postponed the time of the sale of said land and premises described in said Deed of Trust to March 23, 1990,

NOW, THEREFORE, pursuant to said demand, and in accordance with the terms and under the authority of said Deed of Trust, James J. Halley, Substitute Trustee, hereby gives notice that on the 23rd day of March, 1990, at the hour of 11:00 a.m., of said day at the front entrance of the Douglas County Courthouse, 1616 Eight Street, Minden, Nevada 89423, said Substitute Trustee will sell at public auction to the highest bidder, for current lawful money of the United States of America, all that real property situate in the County of Douglas, State of Nevada, described as follows:

Being all of Lot 2 in Block C, as shown on the map entitled Round Hill Village Unit No. 3, filed for record in the Office of the County Recorder of Douglas County, State of Nevada, on November 24, 1965, as Document No. 30185

Together with that certain easement described as follows:

Beginning at a point on the Easterly line of said Lot 1 which bears South 40°21'22" East 13.20 feet from the most Northerly corner of Lot 1; thence along the Easterly line of Lot 1 South 40°21'22" East 42.82 feet; thence Northwesterly along a curve concave to Northeast with a radius of 26.00 feet, a central angle of 110°51'19", and an arc length of 50.30 feet, the chord of said curve bears North 40°21'22" West 42.82 feet to the Point of Beginning.

The purpose of this easement description is to define an area enclosed by an existing block wall and landscaping which was constructed to provide erosion control.

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**BOOK 290 PAGE 4016**

No additional land coverage is to be placed on property described in this easement.

Said real property is commonly known as 330 Ute Way, Round Hill Village, Nevada, being Douglas County Assessor's Parcel No. 05-321-01.

Said sale will be made without covenant or warranty, express or implied, as to title, possession or encumbrances to satisfy the remaining principal sum due on the note secured by said Deed of Trust, to-wit: \$196,666.73, together with accrued interest thereon at the rate of 7.5% per annum from November 24, 1988, as provided in said note, together with fees, charges and expenses of the Substitute Trustee and such other sums as may have been advanced by the owners and holders of said note (which sums include payment of delinquent taxes in the sum of \$1,856.11), with interest as provided in said Deed of Trust.

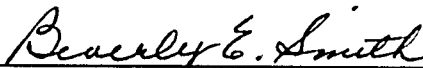
Dated: This 27th day of February, 1990.



James J. Halley, Trustee

STATE OF NEVADA     )  
                              : ss.  
COUNTY OF WASHOE    )

On this 27th day of February, 1990, before me, the undersigned, a Notary Public, personally appeared JAMES J. HALLEY, known to me to be the person whose name is subscribed to the within instrument, and who acknowledged to me that he executed the same freely and voluntarily, and for the uses and purposes therein mentioned.



Notary Public

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BOOK 290 PAGE 4017

REQUESTED BY

Woodburn Wedger Trappson

IN OFFICIAL RECORDS OF  
DOUGLAS CO., NEVADA

'90 FEB 28 P1:37

SUZANNE BEAUDREAU  
RECORDER

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\$ 8<sup>00</sup> PAID K12 DEPUTY

BOOK 290 PAGE 4018