

M 49083 T56

Notice of Default and Election to Sell Under Deed of Trust

NOTICE IS HEREBY GIVEN THAT NORTHERN NEVADA ESCROW AND TRUST DEED SERVICES, INC., a corporation, is duly appointed Trustee under a Deed of Trust

dated July 20, 1988

executed by Marie M. Abbott

as Trustor, to secure certain obligations

in favor of Nevada First Bank

recorded July 20, 1988 as Instru- 182515

in book 788

page 2619

Recorder of Douglas

as beneficiary, of Official Records in the Office of the County, Nevada, describing land

therein as:

See Exhibit "A" attached hereto and made a part hereof

including one note for the original sum of \$ 91,350.00 said obligations

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:

Non-payment of the June 20, 1990 installment in the amount of \$1,212.93. Late charges in the amount of \$ 121.29 owing for each installment more than 10 days late from June 20, 1990 . ALSO TOGETHER with any subsequent installments, late charges, attorney fees, advances, taxes and ensuing charges which may become due during the term of this default.

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 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.

Bank of America Nevada, successor in interest to Nevada First Bank

BY: Wally Bell, Vice President

Dated October 1, 1990

STATE OF NEVADA)
COUNTY OF Washoe) ss.

On October 1, 1990 personally appeared before me,

a Notary Public, Wally Bell



who acknowledged that he executed the above instrument.

Signature

Phil Frink R-3452
TRUSTEE SALE OFFICER TRUSTEE'S SALE NUMBER

AND WHEN RECORDED MAIL TO

NORTHERN NEVADA ESCROW AND TRUST DEED SERVICES.

STREET ADDRESS 3396 Lakeside Drive

CITY & STATE Reno, Nevada 89509

236279

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EXHIBIT "A"

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, described as follows:

All that certain lot, piece or parcel of land situate, lying and being in the Southwest 1/4 of the Northeast 1/4 and the Southeast 1/4 of the Northwest 1/4 of Section 26, Township 12 North, Range 19 East, M. D. B. & M., in Douglas County, Nevada, more particularly described as follows, to wit:

Beginning at a point near a fence corner 40 feet Southwest (measured at right angles) from the surveyed centerline of Nevada Federal Aid Secondary Highway Route 554, (Foothill Road), which point is further described as bearing North 38°44'42" West, a distance of 3,811.32 feet from the Southeast corner of said Section 26; thence South 64°15' West, along a fence line a distance of 116.55 feet to a point near a fence corner; thence North 65°51' West, a distance of 39.07 feet to a point; thence North 79°20' West, a distance of 69.73 feet to a point; thence North 24°25' West, a distance of 127.13 feet to a point; thence North 67°41' East, and along a fence line a distance of 193.61 feet to a point 40 feet Southwest (measured at right angles) from the previously described centerline of Foothill Road; thence South 26°14'30" West, along the Southwest right of way line of said highway a distance of 186.79 feet to the Point of Beginning.

A.P.N. 19-310-06-9

REQUESTED BY
WESTERN TITLE COMPANY, INC.
IN OFFICIAL RECORDS OF
DOUGLAS CO. NEVADA

'90 OCT -9 P12:39

SUZANNE BEAUDREAU
RECORDER
\$6 PAID \$12 DEPUTY
236279
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