

✓ Charles Wayne Edwards
P.O. Box 511
Genoa, NV. 89411

1 NOTICE OF BREACH AND DEFAULT

2 ORDER NO. _____

3 IN THE MATTER OF the Deed of Trust made by JOHN H. FOX
4 and DOLORES A. FOX, husband and wife, as Trustees, to Silver
5 State Title Co., a Nevada corporation, Trustees, dated 14th day
6 of August, 1974, as Document No.74747, in book 874, page 412,
7 of Official Records, in the office of the County Recorder of
8 Douglas County, Nevada, securing among other obligations, one
9 Note for \$11,300.00 in favor of CHARLES D. EDWARDS AND FLORENCE
10 M. EDWARDS, husband and wife as joint tenants in order, and said
11 Deed of Trust, by Executor/Administrator's Deed, on file in the
12 office of the County Recorder of Douglas County, Nevada, does by
13 granting and conveying to CHARLES WAYNE EDWARDS and LOUWANNA
14 EDWARDS, husband and wife, as joint tenants with right of survivor-
15 ship, all right, title and interest which decedent had at the time
16 of death, and all of the right, title and interest that the estate
17 may have subsequently acquired by operation of law, or otherwise,
18 in and to the real property situated in the County of Douglas,
19 State of Nevada, more particularly described as follows:

20 The N $\frac{1}{2}$ of the NE $\frac{1}{4}$ of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of
21 Section 34, T. 14 N., R. 20 E., M. D. M., Douglas
22 County, Nevada. Subject to the right of the public
23 over and across those portions of Fuller Avenue on
the East, Albert Lane on the North and Stewart Avenue
on the West boundaries of the herein described premises.

24 NOTICE IS HEREBY GIVEN that a breach of an obligation for which
25 said Deed of Trust is a security has occurred in that there has
26 been a default as follows:

27 Non-payment of the monthly installment which became due on 2nd day
of November, 1988.

28 There is now owing and unpaid upon said note the sum of \$3,820.09

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BOOK 791 PAGE 4918

1 principal and interest thereon from November 2, 1988.
2 By reason of said breach and default, it is hereby declared that
3 the whole of said unpaid amount of said note and all other sums
4 secured by said Deed of Trust is immediately due and payable, and
5 notice is hereby given of the election of the undersigned to cause
6 CHARLES WAYNE EDWARDS and LOUWANNA EDWARDS, as beneficiaries of
7 said Deed of Trust thereunder to file said notice of Breach and
8 Default on the property described therein in manner provided in
9 said Deed of Trust, and notice is further hereby given that the
10 undersigned heretofore executed and delivered to said Trustor a
11 written declaration of said breach and default and a written deman-
12 ed for the payment in full or return of said property.

13 NOTICE

14 YOU MAY HAVE THE RIGHT TO CURE THE DEFAULT HEREIN AND REINSTATE
15 THE OBLIGATION SECURED BY SUCH DEED OF TRUST ABOVE DESCRIBED,
16 SECTION 107.080 NRS PERMITS CERTAIN DEFAULTS TO BE CURED UPON THE
17 PAYMENT OF THE AMOUNTS REQUIRED BY THAT SECTION WITHOUT REQUIRING
18 PAYMENT OF THAT PORTION OF PRINCIPAL AND INTEREST WHICH WOULD NOT
19 BE DUE HAD NO DEFAULT OCCURRED, WHERE REINSTATEMENT IS POSSIBLE,
20 IF THE DEFAULT IS NOT CURED WITHIN 30 DAYS FOLLOWING THE RECORDING
21 AND MAILING TO TRUSTOR OR TRUSTOR'S SUCCESSOR IN INTEREST OF THIS
22 NOTICE, THE RIGHT OF REINSTATEMENT WILL TERMINATE AND THE PROPERTY
23 MAY THEREAFTER BE SOLD.

24 To determine if reinstatement is possible and amount, if any,
25 contact the Trustee.

26 STATE OF NEVADA)

) SS.

27 COUNTY OF DOUGLAS)

Charles Wayne Edwards
CHARLES WAYNE EDWARDS

Louanna Edwards
LOUWANNA EDWARDS

28 On the 29 th day of July,
personally appeared before me,
a Notary Public, CHARLES WAYNE
EDWARDS and LOUWANNA EDWARDS
who acknowledged that they executed
the above instrument.

REQUESTED BY
Louanna Edwards
IN OFFICIAL RECORDS OF
DOUGLAS COUNTY, NEVADA

Gisele Davis
NOTARY PUBLIC in and for said
County and State

91 JUL 29 P2:57



GISELE DAVIS
Notary Public - Nevada
Douglas County
My Appointment Expires Aug 7, 1994

256386

SUZANNE B. SUGREAU
RECORDED

\$6.00 PAID *OK* DEPUTY

BOOK 791 PAGE 4919