

Recording requested by:
THOMAS E. GERKEN

When recorded mail to:
THOMAS E. GERKEN
P.O. Box 13884
South Lake Tahoe

Foreclosure Number M51762TSG

Mail tax statement to:
THOMAS E. GERKEN
South Lake Tahoe
P.O. Box 13884

Documentary Transfer Tax
\$ 0.00 EX^{#3}
By HENRY R. BUTLER

TRUSTEES DEED

HENRY R. BUTLER, the original trustee under that Deed of Trust dated January 22, 1991, executed by Larry W. Wiberg to Henry R. Butler, Esq. as trustee to secure an indebtedness of \$110,000.00 in favor of Thomas Gerken, Recorded January 24, 1991 in Book 191, Page 2902, official Records of Douglas County, grants without warranty to Thomas E. Gerken A Married Man as his separate property, all that real property situated in Douglas County, State of Nevada, described as follows:

Lot 26 as shown on the map of Fish Springs Estates Filed for record in the office of the County Recorder of Douglas County, Nevada on August 30, 1973 in Book 873 Page 1006 as file No 68451
A.P.N. 35-282-01

This conveyance is made pursuant to the powers conferred on the grantor by the deed of trust described above, and after fulfillment of the conditions specified there in as follows:

1. A default occurred in the obligations for which said Deed of Trust was given as security, and Notice of Default was recorded in the office of the county recorder for each county in which the property described in said deed of trust is situated, the nature of the breach being Failure to pay Principle and Interest and failure to complete the house., which default still existed at the time of the sale.
2. The beneficiary made due demand on the trustee to sell the property pursuant to the terms of the Deed of Trust.
3. Not less than three months elapsed between the recordation of the notice of default and the posting, first publication and recordation of the notice of sale of the property.
4. The trustee gave notice of the time of sale and the street address and the specific place at such street address where the sale will be held in accordance with law and the terms of the deed of trust.
5. Copies of the notice of default and of the notice of sale were mailed in accordance with law to the trustor and to all persons who recorded requests for copies of the notice.
6. The trustee sold the property at public auction on September 4, 1992 at 11:30 A.M..at the Douglas County old Court Building at 8th and Esmeralda Streets, Minden, Nevada in Douglas County, State of Nevada, the county in which the property is situated, in full

accordance with law and the terms of the deed of trust. The above named grantee was the highest bidder at the sale, became the purchaser, and paid to the trustee the amount due on his note and accrued costs and interest, pursuant to the deed of trust.

Dated: 9-4-92 Signed: *Henry R. Butler*
HENRY R. BUTLER, Trustee

STATE OF NEVADA
COUNTY OF DOUGLAS

On 9-4-92, before me, the undersigned, a Notary Public, in and for said State, personally appeared Henry R. Butler, known to me to be the person whose name is subscribed to the within instrument, and acknowledged to me that he executed the same.

Monica S. Hart
Notary Public



REQUESTED BY
H. Butler
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

'92 SEP -4 P12:55

SUZANNE BEAUDREAU
RECORDER
\$ 6⁰⁰ PAID *Bh* DEPUTY

287653
BOOK 992 PAGE .845