

TRUSTEE'S DEED UPON SALE

Trustee's Sale No. U65053079  
Order No. 200146MTO

Loan No. 1454834

This Indenture, made October 23, 1996, between MTC FINANCIAL INC., dba TRUSTEE CORPS, as Trustee as hereinafter stated, herein called Trustee and BANKERS TRUST COMPANY, A NEW YORK CORPORATION, AS TRUSTEE UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF DECEMBER 1, 1995, GREENWICH CAPITAL ACCEPTANCE, INC., SERIES 1995-LB2 WITHOUT RECOURSE herein called Grantee, WITNESSETH:

WHEREAS, DALE FRANCIS STANLEY AND CASEY MAUREEN STANLEY, HUSBAND AND WIFE AS JOINT TENANTS by Deed of Trust dated January 23, 1995, and recorded January 30, 1995 in Book No. 0195, Page No. 3963, Instrument No. 355247, in the office of the County Recorder of DOUGLAS County, State of Nevada, did grant and convey to said Trustee, upon the trusts therein expressed, the property hereinafter described, among other uses and purposed to secure the payment of certain promissory note and interest, according to the terms thereof, and other sums of money advanced, with interest thereon, to which reference is hereby made, and,

WHEREAS, breach and default was made under the terms of said Deed of Trust in the particulars set forth in the Notice of said Breach and Default hereinafter referred to, to which reference is hereby made; and, WHEREAS, on MAY 29, 1996 the then Beneficiary, or holder of said note did execute and deliver to the Trustee written Declaration of Default and demand for sale and thereafter there was filed for record on June 25, 1996 in the office of the County Recorder of DOUGLAS County, Nevada, a Notice of such breach and default and of election to cause the Trustee to sell said property to satisfy the obligation secured by said Deed of Trust, which Notice was recorded in Book No. N/A, Page No. N/A, Instrument No. 390683, of Official Records of said County and,

WHEREAS, Trustee, in consequence of said election, declaration of default, and demand for sale, and in compliance with said Deed of Trust and with the Statutes in such cases made and provided, made and published for more than twenty (20) days before the date of sale therein fixed in THE RECORD COURIER, a newspaper of general circulation printed and published in the City of Las Vegas, in said County of Douglas, State of Nevada, in which the premises to be sold are situated. Notice of Sale as required by law, containing a correct description of the property to be sold and stating that the Trustee would under the provisions of said Deed of Trust sell the property therein and herein described at public auction to the highest bidder for cash in lawful money of the United States on October 23, 1996 at 1:00 P.M. of said day, AT THE 8TH STREET ENTRANCE TO THE COUNTY COURTHOUSE, 1616 EIGHTH STREET, MINDEN, NV., and,

WHEREAS, three true and correct copies of said Notice were posted in three of the most public places in the County of DOUGLAS, State of Nevada, in which said sale was noticed to take place, and where the property is to be sold for not less than twenty days before the date of sale therein fixed, and,

WHEREAS, compliance having been made with all the statutory provisions of the State of Nevada and with all of the provisions of said Deed of Trust as to the acts to be performed and notices to be given, and in particular, full compliance having been made with all requirements of law regarding the service of notices required by statute, and with the Soldiers' and Sailors' Relief Act of 1940, said Trustee, at the time and place aforesaid did then and there at public auction sell the property hereinafter described to the said Grantee for the sum of \$ 86,000.00 Dollars, said Grantee being the highest and best bidder therefore.

400128

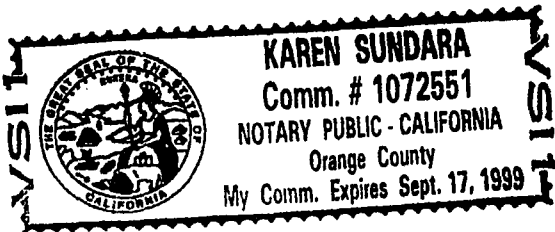
BK 1196PG0117

NOW, THEREFORE, Trustee, in consideration of the premises recited and the sum above mentioned bid and paid by the Grantee the receipt whereof is hereby acknowledged, and by virtue of these premises, does GRANT AND CONVEY, but without warranty or covenants, expressed or implied, unto the said Grantee LONG BEACH MORTGAGE COMPANY all that certain property situate in the County of DOUGLAS, State of Nevada, described as follows:

LOT 11, AS SHOWN ON THE MAP OF TOPAZ RANCH ESTATES NO. 1, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA ON DECEMBER 4, 1963, IN BOOK 20, PAGE 717, DOCUMENT NO. 23962.

APN: 37-170-15

TOGETHER WITH all appurtenances in which Trustor has any interest, including water rights benefiting said realty whether represented by shares of a company or otherwise.



TRUSTEE CORPS  
as SUCCESSOR TRUSTEE

By: [Signature]  
SADIE LEAL  
AUTHORIZED SIGNATURE

STATE OF California }  
County of Orange } ss.

On 10-29-96 personally appeared before me, a Notary Public, Sadie Leal

personally known (or proven) to me to be the person(s) whose name(s) subscribed to the above instrument who acknowledged that she executed the instrument.

Signature [Signature]  
Notary Public

(Notary Seal)

-----SPACE BELOW THIS LINE FOR RECORDER'S USE-----  
WHEN RECORDED MAIL TO  
AND MAIL TAX STATEMENTS TO:

BANKERS TRUST COMPANY  
C/O LONG BEACH MORTGAGE COMPANY  
1068 TOWN AND COUNTRY ROAD  
ORANGE, CA, 92668-4714  
(714) 541-5378

REQUESTED BY  
**FIRST AMERICAN TITLE CO.**  
IN OFFICIAL RECORDS OF  
DOUGLAS CO., NEVADA

'96 NOV -1 AM 11:25

400128  
BK 1196 PGO 118

LINDA SLATER  
RECORDER  
\$ 8.00 PAID [Signature] DEPUTY