

1999-12696TBM

NEVADA IMPORTANT NOTICE

NOTICE OF DEFAULT AND ELECTION TO SELL UNDER DEED OF TRUST

NOTICE IS HEREBY GIVEN THAT: CTC Real Estate Services, FKA CTC Foreclosure Services Corporation is the duly appointed Trustee under a Deed of Trust dated 07/19/95, executed by DENNIS J. BENE AND SUZANN E. BENE, HUSBAND AND WIFE as Trustor, to secure certain obligations in favor of HEADLANDS MORTGAGE COMPANY, A CALIFORNIA CORPORATION as beneficiary recorded 07/28/95, as Instrument No. 367104 (or Book 0795, Page 4546) of Official Records in the Office of the County Recorder of Douglas County, Nevada. Said obligation including ONE NOTE FOR THE ORIGINAL sum of \$ 148,400.00. 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:

FAILURE TO PAY THE INSTALLMENT OF PRINCIPAL, INTEREST AND IMPOUNDS WHICH BECAME DUE ON 02/01/99 AND ALL SUBSEQUENT INSTALLMENTS OF PRINCIPAL, INTEREST AND IMPOUNDS, TOGETHER WITH ALL LATE CHARGES, PLUS ADVANCES MADE AND COSTS INCURRED BY THE BENEFICIARY, INCLUDING FORECLOSURE FEES AND COSTS AND/OR ATTORNEYS' FEES. IN ADDITION, THE ENTIRE PRINCIPAL AMOUNT WILL BECOME DUE ON 08/01/2025 AS A RESULT OF THE MATURITY OF THE OBLIGATION ON THAT DATE.

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.

NOTICE

You may have the right to cure the default hereon and reinstate the one obligation secured by such Deed Of Trust above described. Section NRS 17.080 permits certain defaults to be cured upon the payment of the amounts required by that statutory section without requiring payment of that portion of principal and interest which would not be due had no default occurred. Where reinstatement is possible, if the default is not cured within 35 days following recording and mailing of this Notice to Trustor or Trustor's successor in interest, the right of reinstatement will terminate and the property may there after be sold. The Trustor may have the right to bring court action to assert the non existence of a default or any other defense of Trustor to acceleration and sale.

To determine if reinstatement is possible and the amount, if any, to cure the default, contact: Countrywide Home Loans, INC., c/o CTC REAL ESTATE SERVICES, 400 COUNTRYWIDE WAY SV-88, SIMI VALLEY, CA 93065 (800) 281-8219 EXT. 2612

DATED: May 05, 1999

CTC Real Estate Services, F.K.A. CTC Foreclosure Services Corporation,
Trustee

By: First American Title Co., as Agent

BY:

Authorized Signature R. D. HUDAK

State of: California)

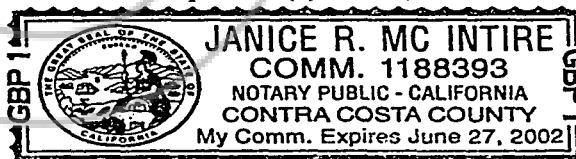
County of: CONTRA COSTA)

On May 05, 1999 before me JANICE R. MCINTIRE notary public, personally appeared

R. D. HUDAK, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

Witness my hand and official seal.

Janice R McIntire



RECORDING REQUESTED BY:
WHEN RECORDED MAIL TO:

CTC Real Estate Services
400 COUNTRYWIDE WAY SV-88
SIMI VALLEY CA 93065

Attn:

TS No. 99-03682

Loan No. 5478749

Title Order No. 321617

Investor/Insurer No. 1663277648

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

'99 MAY -7 P3:02

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LINDA SLATER
RECORDER
\$ 7.00 PAID KY DEPUTY