

When recorded mail to:
✓ Kingsbury Crossing Owners' Association
c/o Pam Willmore, Attorney at Law
One E. First St., #1100
Reno, NV 89501

NOTICE OF DEFAULT AND ELECTION TO SELL

NOTICE IS HEREBY GIVEN:

WHEREAS, KINGSBURY CROSSING OWNERS' ASSOCIATION, a Nevada non-profit corporation ("KCOA"), is granted under the Declaration of Timeshare Use ("Declaration"), recorded on February 16, 1983, as Document No. 076233, in Book 283, Official Records, Douglas County, Nevada, a lien in its favor with the power of sale, to secure payment to KCOA of any and all assessments made pursuant to said Declaration; and

WHEREAS, KCOA caused to be recorded on June 9, 1999, in the Office of the County Recorder of Douglas County, Nevada, Official Records, as Document No. 0469954, a Notice of Assessment and Claim of Liens for delinquent assessments, encumbering portions of that certain real property situated in the County of Douglas, State of Nevada, more particularly described in said Notice of Assessments and Claim of Liens; and

WHEREAS, a breach of the obligations for which the lien is security has occurred in that payment in the amount of TWENTY ONE THOUSAND NINE HUNDRED NINETY ONE and 20/100 Dollars (\$21,991.20) on 561 intervals in undedicated units as defined in the Declaration of Timeshare Use is due, has not been made, nor has payment of interest charges, collection costs, attorney's fees and recording costs been made pursuant to the Declaration.

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"EXHIBIT A"

LEGAL DESCRIPTION

AN UNDIVIDED FIVE HUNDRED SIXTY-ONE/THREE THOUSAND TWO HUNDRED THIRTEENTH INTEREST (561/3213) as a tenant in common of that certain lot, place or parcel of land situate in the County of Douglas, State of Nevada, being a portion of the North 1/2 of the Northwest 1/4 of section 26, Township 13 North, Range 18 East, M.D.B.&M. Described as follows:

Parcel 3, as shown on that amended Parcel Map for John E. Michelsen and Walter Cox recorded February 3, 1981, in Book 281 of Official Records, at page 172, Douglas County, Nevada, as Document No. 53178, said map being an amended map of Parcels 3 and 4 as shown on that certain map for John E. Michelsen and Walter Cox, recorded February 10, 1978, in Book 278 of Official Records, at Page 591, Douglas County, Nevada, as Document No. 17578.

Excepting from the real property the exclusive right to use and occupy all of the Dwelling Units and Units as defined in the "Declaration of Timeshare Use" and subsequent amendments thereto as hereinafter referred to.

Also excepting from the real property and reserving to grantor, its successors and assigns, all those certain easements referred to in paragraphs 2.5, 2.6, and 2.7 of said Declaration of Timeshare Use and amendments thereto together with the right to grant said easements to others.

Together with the exclusive right to use and occupy a "Unit" as defined in the Declaration of Timeshare Use recorded February 16,

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1983, in Book 283 at Page 1341 as Document No. 76233 of Official Records of the County of Douglas, State of Nevada and amendment to Declaration of Timeshare Use recorded April 20, 1983 in Book 483 at Page 1021, Official Records of Douglas County, Nevada as Document No. 78917, and second amendment to Declaration of Timeshare Use recorded July 20, 1983 in Book 783 of Official Records at Page 1688, Douglas County, Nevada, as Document No. 84425 and third amendment to Declaration of Timeshare Use recorded October 14, 1983 in Book 1083 at Page 2572, Official Records of Douglas County, Nevada, as Document No. 89535, ("Declaration"), during a "Use Period", within the High season within the "Owners's Use Year," as defined in the Declaration, together with a nonexclusive right to use the common areas as defined in the Declaration.

Subject to all covenants, conditions, restrictions, limitations, easements, rights-of-way of record.

Assessment Parcel No. 07-130-19.

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NOTICE IS HEREBY GIVEN that the undersigned has elected to sell or cause to be sold the real property interest described in said Exhibit "A" to satisfy said obligations; and

The sale of all the real property interest described in Exhibit "A" will not occur if payment of the total amount due is made, together with payment of costs, fees and expenses incident to the making good of the deficiency in payment, filing the lien and in commencing foreclosure. If paid within sixty (60) days following the day upon which this Notice of Default and Election to Sell is recorded in the Office of the County Recorder in which the property is located and a copy of the Notice of Default and Election to Sell is mailed in accordance with the law with postage prepaid to QM Corporation.

DATED this 26 day of June, 1999.

KINGSBURY CROSSING OWNERS' ASSOCIATION
a Nevada non-profit corporation

Kathleen Hines
Kathleen Hines, Vice President

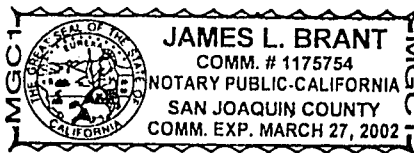
STATE OF CALIFORNIA)
) ss:
COUNTY OF San Joaquin)

On this 26th day of June, 1999, personally appeared before me, a notary public, Kathleen Hines, personally known (or proved) to me to be the person whose name is subscribed to the above instrument, who acknowledged to me that she is the Vice President of KINGSBURY CROSSING OWNERS' ASSOCIATION, a Nevada non-profit corporation, and who further acknowledged to me that she executed the foregoing document freely and voluntarily, and for the uses and purposes therein mentioned on behalf of said corporation.

James L. Brant
NOTARY PUBLIC

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COPY

REQUESTED BY
George Whitney
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

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LINDA SLATER
RECORDER

PAID 11.00 Jr DEPUTY

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