

Recording requested by:
MAX HOSEIT
When recorded mail to:
Henry R. Butler, Esq.
603 E. Robinson St.
Carson City, Nevada 89701

Transfer Tax \$ 508.30

By: _____

Foreclosure #4201-11204
Loan #HOHU1

AP# 23-510-41
23-510-43
23-510-44

TRUSTEE'S DEED

Henry R. Butler, Esq. Trustee under the Deed of Trust described below, grants without warranty to **THE G.A. AND ELLA NELSON TRUST, HENRY R. BUTLER, TRUSTEE**, whose address is 603 E. ROBINSON ST., CARSON CITY, NV 89701 all that real property situated in the County of DOUGLAS, State NV, described as follows:

All of Parcel 1, as shown on that certain Parcel Map No. 2 for Don Rooker, recorded April 21, 1978 in Book 478 Page 1254 Document No. 19852 Official Records of Douglas County, Nevada.

This conveyance is made pursuant to the powers conferred on grantor by the Deed of Trust executed by DEBORAH D. SNYDER, A MARRIED WOMAN AS HER SOLE AND SEPARATE PROPERTY, KELLY J. FERRARI, A MARRIED WOMAN AS HER SOLE AND SEPARATE PROPERTY, AND LISA HUCKABA, AN UNMARRIED WOMAN, Tenants in Common, to HENRY R. BUTLER, ESQ. as trustee to secure an indebtedness of \$220,000.00 in favor of MAX HOSEIT, Beneficiary, Recorded AUG 31 93 in Book 893, Pages 6694, File Number 316576 of the Official Records of DOUGLAS COUNTY, STATE of NV ; and after fulfillment of the conditions specified in the Deed of Trust authorizing this conveyance, as follows:

1. A default occurred in the obligations for which the above Deed of Trust was given as security, and a Notice of Default was recorded in the office of the county recorder for each county in which the property described in that Deed of Trust is situated. The default, which still existed at the time of sale, consisted of failure to pay principle and interest by its due date.
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 and place of sale of the property 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, posted and published in accordance with all requirements of law.

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6. Grantor, as Trustee, sold the property at public auction on NOV 24 99 in DOUGLAS County, Stat of NV , the county in which the property is situated, in full accordance with law and the terms of the Deed of Trust. The highest bidder bid \$391,000.00 and became the purchaser at the foreclosure sale.

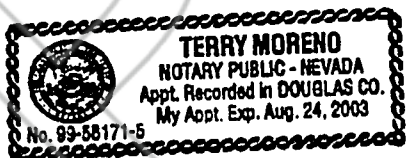
Henry R. Butler, Esq. has been substituted as the trustee on the above deed of trust.

Dated: 12-6-99 Signed *Henry R Butler Trustee*
HENRY R. BUTLER, ESQ., TRUSTEE

STATE OF Nevada)
COUNTY OF Douglas)

On 12-6-99, before me, the undersigned, a notary public in and for said State personally appeared Henry R. Butler, Esq., 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 the within instrument and acknowledged to me that he/~~she/they~~ executed the same in his/~~her/their~~ authorized catacity(~~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

Terry Moreno
NOTARY PUBLIC



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Addendum to legal description.

The property described in the deed of trust has been amended to read as follows

"Parcels 1, 2, 3, 4, and Parcel 5 of parcel Map No. LDA 97-034 for Deborah D. Snyder, Kelly J. Ferrari, and Lisa Luckaba filed for record in the office of the Douglas County Recorder on November 26, 1997 in Book 1197, Page 5385 as Document No. 427235, official Records of Douglas County, Nevada"

COPY

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

1999 DEC -6 PM 3: 17

LINDA SLATER
RECORDER

\$ 9.00 PAID [Signature] DEPUTY

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