

WHEN RECORDED MAIL TO:

ARM FINANCIAL CORPORATION
P.O. BOX 85309
SAN DIEGO, CA 92186-5309

MAIL TAX STATEMENTS TO:

HomeSide Lending, Inc
Attn: Property Preservation
7301 Baymeadows Way
Jacksonville FL 32256

A.P.N 1220-04-516-042

1393649

2002-65819-161

Space above this line for recorder's use only

Trustee Sale No. 02-02670 Loan No. 10417497 Title Order No. 1209273

TRUSTEE'S DEED UPON SALE

APN 1220-04-516-042

The undersigned grantor declares:

- 1) The Grantee herein was the foreclosing beneficiary.
- 2) The amount of the unpaid debt together with costs was \$96,502.87
- 3) The amount paid by the grantee at the trustee sale was \$96,502.87
- 4) The documentary transfer tax is \$ 126.10
- 5) Said property is in GARDNERVILLE

and ARM FINANCIAL CORPORATION (herein called Trustee), as the duly appointed Trustee under the Deed of Trust hereinafter described, does hereby grant and convey, but without covenant or warranty, express or implied, to HOMESIDE LENDING, INC. (herein called Grantee), all of its right, title and interest in and to that certain property situated in the County of DOUGLAS, State of Nevada, described as follows:

UNIT NO. 39, OF ELDORADO VILLAGE UNIT NO. 1 AS SHOW ON THE OFFICIAL MAP RECORDED IN THE OFFICE OF THE COUNTY OF RECORDED ON DECEMBER 14, 1973 AS DOCUMENT NO. 70678.

ASSESSOR'S PARCEL NO. 1220-04-516-042

1354 EL DORADO DRIVE B, , GARDNERVILLE, NV 89410

RECITALS:

This conveyance is made pursuant to the powers conferred upon Trustee by that certain Deed of Trust dated 01/30/2001 and executed by BRIAN J. DEMPSEY, A SINGLE MAN, as Trustor, and Recorded on 02/02/2001 as Instrument 0508096 in Book 0201 at Page 0379 of official records of DOUGLAS County, Nevada, and after fulfillment of the conditions specified in said Deed of Trust authorizing this conveyance.

0554368

BK 1002PG03890

T.S. #: 02-02670
LOAN #: 10417497
ORDER #:

Default occurred as set forth in a Notice of Default and Election to Sell which was recorded in the Office of the Recorder of said County, and such default still existed at the time of sale.

All requirements of law regarding the mailing of copies of notices or the publication of a copy of the Notice of Default or the personal delivery of the copy of the Notice of Default and the posting and publication of copies of the Notice of a Sale have been complied with.

Trustee, in compliance with said Notice of Trustee's Sale and in exercise of its powers under said Deed of Trust, sold the herein described property at public auction on 10/02/2002. Grantee, being the highest bidder at said sale, became the purchaser of said property for the amount bid being \$96,502.87 in lawful money of the United States, or by credit bid if the Grantee was the beneficiary of said Deed of Trust at the time of said Trustee's Sale.

DATE: October 2, 2002

ARM FINANCIAL CORPORATION, as Trustee



BEVERLY K. HUBER, ASST. VICE PRESIDENT

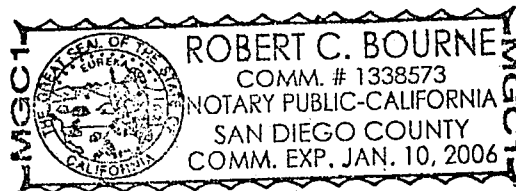

SAM LANNING, ASSISTANT SECRETARY

STATE OF CALIFORNIA
COUNTY OF SAN DIEGO

On October 2, 2002 before me, ROBERT C. BOURNE, a Notary Public in and for said county, personally appeared BEVERLY K. HUBER, ASST. VICE PRESIDENT and SAM LANNING, ASSISTANT SECRETARY 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 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.


Notary Public in and for said County and State



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BK1002PG03891

COPY

REQUESTED BY
FIRST AMERICAN TITLE CO.

IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2002 OCT 10 AM 11:16

LINDA SLATER
RECORDER

\$16⁰⁰ PAID *KJ* DEPUTY

0554368

BK 1002PG03892