

1324575 APN 1420-18-214-016

Title Order No. Trustee Sale No. 102810 Loan No. 6163269415

030501423

**IMPORTANT NOTICE
NOTICE OF DEFAULT AND ELECTION TO SELL UNDER DEED OF TRUST**

NOTICE IS HEREBY GIVEN THAT: CALIFORNIA RECONVEYANCE COMPANY is either the original Trustee, the duly appointed substituted Trustee, or acting as agent for the Trustee or Beneficiary under a Deed of Trust dated 06/24/1998, executed by MICHAEL ROOKER AND THERESA ROOKER, HUSBAND AND WIFE as Trustor, to secure certain obligations in favor of FOUNDATION FUNDING GROUP, INC. under a Deed of Trust Recorded 06/29/1998, Book 0698, Page 6739, Instrument 0443170 of Official Records in the Office of the Recorder of DOUGLAS County, State of Nevada. APN#: 1420-18-214-016

That a breach of the obligations for which said Deed of Trust is security has occurred in that payment has not been made of: THE 12/01/2002 INSTALLMENT OF PRINCIPAL AND INTEREST AND ALL SUBSEQUENT MONTHLY INSTALLMENTS OF PRINCIPAL AND INTEREST; PLUS ANY ADDITIONAL ACCRUED AND UNPAID AMOUNTS INCLUDING, BUT NOT LIMITED TO, LATE CHARGES, ADVANCES, IMPOUNDS, TAXES, HAZARD INSURANCE, ADMINISTRATIVE FEES, INSUFFICIENT AND PARTIAL RETURN CHECK FEES, STATEMENT FEES, AND OBLIGATIONS SECURED BY PRIOR ENCUMBRANCES.

That by reason thereof, the present beneficiary under such Deed of Trust, has executed and delivered to said Trustee, a written Declaration of Default and Demand for Sale, and has surrendered to said 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 has elected and does hereby elect to cause the trust property to be sold to satisfy the obligations secured thereby.

To find out the amount you must pay, to arrange for payment to stop the foreclosure, or if your property is in foreclosure for any other reason, contact: WASHINGTON MUTUAL BANK, FA SUCCESSOR BY CORPORATE MERGER TO BANK UNITED OF TEXAS, FSB
9301 CORBIN AVENUE - N030312
NORTHRIDGE, CA 91324
818-775-4871 or 2339

Date: 04/03/03

CALIFORNIA RECONVEYANCE COMPANY

Huey - Jen Crapotta, Assistant Vice President

State of California
County of Los Angeles

CALIFORNIA RECONVEYANCE COMPANY IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

On 4/3/03 before me, TERRI L. GIBSON, a Notary Public in and for said county, personally appeared Huey - Jen Crapotta, 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



RECORDING REQUESTED BY
CALIFORNIA RECONVEYANCE COMPANY

AND WHEN RECORDED MAIL TO

CALIFORNIA RECONVEYANCE COMPANY
9301 Corbin Avenue N030312
Northridge, CA 91324
MAIL TAX STATEMENTS TO

03370114.

REQUESTED BY
Stewart Title of Douglas County
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2003 APR 10 PM 3: 37

WERNER CHRISTEN
RECORDER
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