

APN: 1320-14-002-006

When recorded mail to:
Mail Tax Statements to:
John Wittrig
870 Rojo Wy
Gardnerville, NV 89410

No.: 021503564

RPTT: \$~~117.00~~
101.90

TRUSTEE'S DEED UPON SALE

THIS INDENTURE, made April 30, 2003 between STEWART TITLE OF NORTHERN NEVADA, a Nevada corporation, as the duly appointed Trustee or substituted Trustee under the hereinafter mentioned Deed of Trust (herein called TRUSTEE), and Fontella L, Kirk, a widow as to an undivided 41.7% interest and Donald L. Davis, Trustee and Irma A. Davis, Trustee of the David Family Trust under Agreement dated June 19, 1996 as to an undivided 47.5% interest and Jean P Irissarry, an unmarried man as to an undivided 10.8% interest (herein called GRANTEE)

WITNESSETH:

WHEREAS, by Deed of Trust dated September 28, 2001, and recorded October 4, 2001, in Book 1001, at Page 1284, as Document No. 524321, of Official Records of Douglas County, State of Nevada, Jerry Blades and Regina Blades, husband and wife did grant and convey the property herein described to Marquis Title & Escrow Inc., a Nevada corporation upon the Trusts therein expressed, to secure, among other obligations, payment of that certain promissory note and interest, according to the terms thereof; other sums of money advanced, and interest thereon; and

WHEREAS, breach and default occurred under the terms of said Deed of Trust in the particulars set forth in the Notice of Default and Election to Sell, to which reference is hereinafter made; and

WHEREAS, on March 21, 2002 the Owner of said note executed and delivered to Trustee written Declaration of Default and Demand for Sale, and pursuant thereto a Notice of Default and Election to cause Trustee to sell said property to satisfy the obligation secured by said Deed of Trust was recorded April 1, 2002, in Book 0402 at Page 97, as Document No. 538454, of Official Records of Douglas County, State of Nevada; and

WHEREAS, in consequence of said Declaration of Default, Election, Demand for Sale and in compliance with the terms of said Deed of Trust, Trustee executed its Notice of Trustee's Sale stating that said Trustee, by virtue of the authority in it vested, would sell at public auction to the highest bidder for cash, in lawful money of the United States of America, the

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property particularly therein and hereinafter described, said property being in the County of Douglas, State of Nevada, and fixing the time and place of sale as April 30, 2003, at 11:00 o'clock A.M. at the front entrance to the Douglas County Courthouse located at 1616 8th Street, Minden, Nevada, Nevada, and caused a copy of said Notice to be posted for twenty days successively in three public places in the City or Township of East Fork where said property is located; and said Trustee caused a copy of said Notice to be published once a week for three successive weeks before the date of sale in Record Courier, a newspaper of general circulation printed and published in the County in which said real property is situated, the first date of such publication being April 9, 2003; and,

WHEREAS, copies of said recorded Notice of Default and said Notice of Sale were mailed to all those who were intitled thereto in accordance with Section 107.090 of Nevada Revised Statutes; and

WHEREAS, all applicable statutory provisions of the State of Nevada and all of the provisions of said Deed of Trustee have been complied with as to acts to be performed and notices to be given; and

WHEREAS, at the time and place fixed as aforesaid, Trustee did sell at public auction, the property hereinafter described, to Grantee, the highest bidder, for the sum of \$77,991.81 paid in lawful money of the United States of America by the satisfaction of the indebtedness then secured by the said Deed of Trust, pro tanto.

NOW THEREFORE, Trustee, in consideration of the premises recited and by virtue of the authority vested in it by said Deed of Trust, does, by these presents, GRANT AND CONVEY, unto Grantee, but without any covenant, or warranty, expressed or implied, all that certain property situate in the County of Douglas, State of Nevada, described as follows:

A parcel of land within a portion of the West one-half of Section 14, Township 13 North, Range 20 East, M.D.B.&M., Douglas County, Nevada, being a portion of Parcel 35 as shown on the Record of Survey Map, filed within the Official Records of Douglas county Recorder, State of Nevada, in Book 1280, at Page 1510, as Document No. 51917, and being further described as follows:

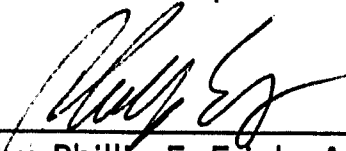
Parcel 35-D of that certain Parcel Map for Reniers Family Trust, recorded in the office of the Douglas County Recorder, State of Nevada, on October 22, 1990, in Book 1090, at Page 3404 as Document No. 237216, Official Records.

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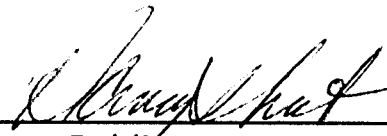
IN WITNESS WHEREOF, said Trustee, has this day caused its
corporated name and seal to be hereunto affixed by its Assistant Secretary,
thereunto duly authorized by resolution of its Board of Directors.

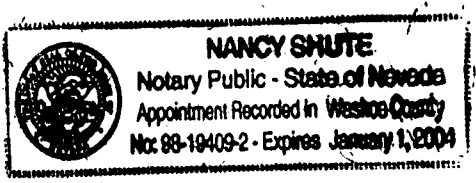
Stewart Title of Northern Nevada,
a Nevada Corporation.


By: Phillip E. Frink, Assistant Secretary

State of Nevada)
) ss
County of Washoe)

This instrument was acknowledged before me on April 30, 2003 by
Phillip E. Frink, as Assistant Secretary of Stewart Title of Northern Nevada.


Notary Public



COOPER

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

2003 MAY -1 AM 11:02

WERNER CHRISTEN
RECORDER

s. He^{at} PAID Be DEPUTY

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