

REQUESTED BY
FIRST AMERICAN TITLE CO.
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2003 SEP 29 AM 9:06

WERNER CHRISTEN
RECORDER

\$15.00 PAID *KJ* DEPUTY

APN

1320-32-811-006
WHEN RECORDED MAIL TO :
National Default Servicing Corporation
2525 East Camelback Road, Suite 200
Phoenix, AZ

RECORDING REQUESTED BY
FIRST AMERICAN TITLE COMPANY

NDSC File No. : 03-20883-fc-nv
Loan No. : 4001138249
Order No. : **1684654**

APN: 1320-32-811-006

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

NOTICE IS HEREBY GIVEN : That **ALTA Real Estate Services, Inc.**, 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 **11/07/2001**, executed by **NEIL HILL, AN UNMARRIED MAN**, as Trustor, to secure certain obligations in favor **MERS - NOMINEE FOR MERITAGE MORTGAGE CORPORATION, AN OREGON CORPORATION**, as Beneficiary, recorded **11/15/2001**, as Instrument No. **0527812 BK1101 PG4803** and Re-Recorded on as Instrument No. , in book , page , of Official Records in the Office of the Recorder of **DOUGLAS** County, NV describing land therein as more fully described on the above referenced Deed of Trust.

Said obligations including one Note for the sum of **\$184,875.00**.

Whereas, the present beneficiary under that certain Deed of trust herein above described, heretofore delivered to the Trustee thereunder written Declaration of Default and Demand for Sale; and Whereas, Notice was heretofore given of breach of obligations for which said Deed of Trust is security and of election to cause to be sold the property therein described; and Whereas, a Notice of Default was recorded on the day and in the book and page set forth below:

Notice of Default was recorded on **04/04/2003** in the office of the recorder of **DOUGLAS** County, NV, Instrument No. **0572474 BK0403 PG2263** Book , Page , of Official Records.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that present beneficiary, does hereby rescind, cancel and withdraw said Declaration of Default and Demand for Sale and said Notice of Breach and Election to Cause Sale; it being understood, however, that this rescission shall not in any manner be construed as waiving or affecting any breach of default--past, present or future under said Deed of Trust, or as impairing any right or remedy thereunder, but is, and shall be deemed to be, only an election, without prejudice, not to cause a sale to be made pursuant to said Declaration and Notice, and shall no way jeopardize or impair any right, remedy or privilege secured to the Beneficiary and/or Trustee, under said Deed of Trust, nor modify nor alter in any respect any of the terms, covenants, conditions or obligations thereof, and said Deed of Trust and all obligations secured thereby are hereby reinstated and shall be and remain in force and effect the same as if said Declaration of Default and Notice of Breach had not been made and given.

Fairbanks Capital Corporation, as servicer for beneficiary, by National Default Servicing Corporation, as Agent, by First American Title Insurance Company as Agent

By : *Vangie Ortega*
Dated : September 23, 2003

VANGIE ORTEGA

0591504

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STATE OF ~~NEVADA~~^{kw} California
COUNTY OF Orange

On 9-23-03, before me, Kristin Weems, personally appeared, Vangie Ortega, 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.





T.S. # 03-20883-fc-nv

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