

REQUESTED BY
Robert Rose
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2003 DEC 18 PM 3:19

WERNER CHRISTEN
RECORDER

\$16⁰⁰ PAID Bl DEPUTY

WHEN RECORDED MAIL TO:

✓ **ROBERT I. ROSE, JR. AND
TERESA J. ROSE
1347 LEONARD ROAD
GARDNERVILLE, NV 89460**

MAIL TAX STATEMENTS TO:

**ROBERT I. ROSE, JR. AND
TERESA J. ROSE
1347 LEONARD ROAD
GARDNERVILLE, NV 89460**

Space above this line for recorder's use only

Trustee Sale No. 03-02414 Loan No. 18178104 Title Order No. 1887165

TRUSTEE'S DEED UPON SALE

APN 1220-16-510-072

The undersigned grantor declares:

- 1) The Grantee herein was not the foreclosing beneficiary.
- 2) The amount of the unpaid debt together with costs was \$167,496.36
- 3) The amount paid by the grantee at the trustee sale was \$180,500.00
- 4) The documentary transfer tax is ~~\$705.90~~ 703.95
- 5) Said property is in GARDNERVILLE *WR*

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 ROBERT I. ROSE, JR. AND TERESA J. ROSE, HUSBAND AND WIFE AS JOINT TENANTS (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:

LOT 271, AS SHOWN ON THE MAP OF GARDNERVILLE RANCHOS UNIT NO. 2, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON JUNE 1, 1965, IN BOOK 31, AT PAGE 686, AS DOCUMENT NO. 28309, AND AMENDED TITLE SHEET RECORDED ON JUNE 4, 1965, IN BOOK 31, AT PAGE 797, AS DOCUMENT NO. 28377

1344 TOPAZ LANE, GARDNERVILLE, NV 89410

RECITALS: This conveyance is made pursuant to the powers conferred upon Trustee by that certain Deed of Trust dated 10/25/2001 and executed by CLARENCE G. LIGHT AND, LAURA R. LIGHT, HUSBAND AND WIFE, as Trustor, and Recorded on

0599905

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TS#: 03-02414
LOAN #: 18178104
ORDER #: 1887165

10/31/2001 as Instrument 0526672 in Book 1001 at Page 10620 of official records of DOUGLAS County, Nevada, and after fulfillment of the conditions specified in said Deed of Trust authorizing this conveyance.

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.

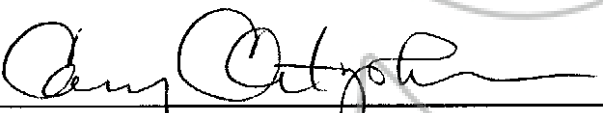
All requirements of law regarding the mailing of copies of notices or the publication of a copy of the Notice of Default or the personal delivery of the copy of the Notice of Default and the posting and publication of copies of the Notice of a Sale have been complied with.

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 12/10/2003. Grantee, being the highest bidder at said sale, became the purchaser of said property for the amount bid being \$180,500.00 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: December 12, 2003

ARM FINANCIAL CORPORATION, as Trustee


BEVERLY K. HUBER, ASST. VICE PRESIDENT


CARY CHRISTOPHER, ASSISTANT SECRETARY

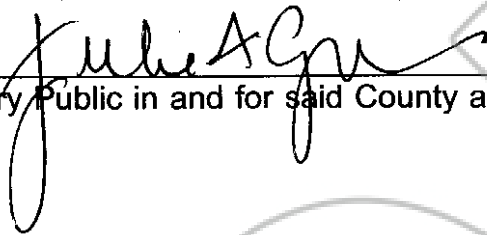
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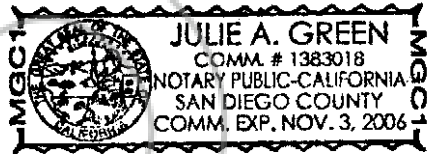
STATE OF CALIFORNIA
COUNTY OF SAN DIEGO

On December 12, 2003 before me, JULIE A. GREEN, a Notary Public in and for said county, personally appeared BEVERLY K. HUBER, ASST. VICE PRESIDENT and CARY CHRISTOPHER, 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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