DOC # 0649639 07/14/2005 11:44 AM Deputy: KLJ OFFICIAL RECORD Requested By: WESTERN TITLE COMPANY INC

A. P. No.
Escrow No. 152229-FCL
913531567
When recorded mail to:

WESTERN TITLE COMPANY

P.O. BOX 3059 RENO, NV 89503 Douglas County - NV Werner Christen - Recorder

Page: 1 Of 2 Fee: BK-0705 PG-6568 RPTT:

15.00

NOTICE OF DEFAULT AND ELECTION TO SELL

TO WHOM IT MAY CONCERN:

WHEREAS, on January 12, 1999, ROBERT E. MILLER, a married man, dealing with his sole and separate property, executed as Trustor a Deed of Trust wherein DESERT ESCROW, INC., a Nevada corporation, dba ESCROW ASSOCIATES INC., is Trustee for ALBERT E. RAKESTRAW and MOLLY RAKESTRAW, Trustees of the RAKESTRAW FAMILY TRUST, Beneficiary, as security for the payment of a Promissory Note made, executed and delivered on January 12, 1999, which said Deed of Trust was recorded August 3, 1999, in Book 899, Page 602, as Document No. 473789, Official Records, Douglas County, Nevada; and

WHEREAS, WESTERN TITLE COMPANY, INC., a Nevada corporation, was substituted as Trustee under said Deed of Trust, in the place and stead of DESERT ESCROW, INC., a Nevada corporation, dba ESCROW ASSOCIATES INC., by document recorded concurrently herewith; and

WHEREAS, the principal of the foregoing note, together with accrued interest, was all due and payable on January 25, 2004; however, on the date of maturity of said note Beneficiary did not demand the payment in full of same, but rather, allowed the maker to continue with the monthly installments provided therein; and

WHEREAS, a breach of the obligation for which said transfer in trust as security was made has occurred in that default has been made in the failure to pay the installment of interest due on September 25, 2004, and in the failure to pay each such monthly installment that thereafter became due, and in the failure to perform any other term, covenant or condition contained in the Deed of Trust securing the Promissory Note and to be performed by Trustor, whether such failure to perform occurred prior to or subsequent to the date hereof, together with penalties and advances that have been incurred or made or will be incurred or made during the period of default;

NOTICE IS HEREBY GIVEN that the undersigned have elected to consider all of the unpaid balance of principal and interest to be due in consequence of said default, together with attorney's fees and costs that have been incurred and will hereafter accrue, all in accordance with the terms of said Promissory Note and Deed of Trust, and the undersigned have elected to sell or cause to be sold the real property described in said Deed of Trust to satisfy said obligation.

To obtain further information with respect to this Notice of Default and Election To Sell, contact the Foreclosure Office of WESTERN TITLE COMPANY, INC., 500 Damonte Ranch Parkway, Reno, Nevada 89511, Telephone No. (775) 850-7176, between the hours of 9:00 A.M. and 5:00 P.M., Monday through Friday.

2005.

Albert E. Rakestraw, Trustee of the Rakestraw Family Trust Molly Rakestraw, of the Rakestraw Family Trust

STATE OF COUNTY OF WASHOE

This instrument was acknowledged before me on , 2005, by ALBERT E. RAKESTRAW and MOLLY RAKESTRAW, as Trustees of the RAKESTRAW FAMILY TRUST.



