

1121-22-000-011
A. P. No. ~~35-240-15~~
No. 161454-LM

When recorded mail to:



Allied Installment Collection
& Foreclosure Services
6121 Lakeside Drive, Suite 100
Reno, NV 89511

**AFFIRMATION PURSUANT TO
NRS 111.312(1)(2) AND 239B.030(4)**

✓ Pursuant to NRS 239B.030, the undersigned, hereby affirm that the below document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons.

-OR-

The undersigned, hereby affirm that this document, including any exhibits, hereby submitted for recording does contain the social security number of a person or persons as required by the following: _____

Geneva Martinkus
Signature

Agent N/A
Title Foreclosure Officer

GENEVA MARTINKUS
Print Signature

NOTICE OF TRUSTEE'S SALE

WHEREAS, The LAW OFFICES OF WALSH & WALSH, LLC., a Nevada limited liability company, are the owners and holders of that certain obligation secured by Deed of Trust dated September 29, 2006, executed by RONALD J. SMITH,, Trustor, to LAW OFFICES OF WALSH & WALSH, LLC. Trustee for THE LAW OFFICES OF WALSH & WALSH, LLC., a Nevada limited liability company, Beneficiary, which Deed of Trust was recorded October 3, 2006, as Document No. 0685611, Official Records, Douglas County, Nevada; and

WHEREAS, JLM TITLE LLC., a Nevada limited liability company, dba FIRST CENTENNIAL TITLE COMPANY OF NEVADA, was substituted as Trustee under said Deed of Trust in place and instead of THE LAW OFFICES OF WALSH & WALSH, LLC., a Nevada limited liability company,

by document recorded on June 4, 2006, as Document No. 0702347, Official Records, Douglas County, Nevada; and

WHEREAS, default has been made by said Trustor in the payment of the debt evidenced by the Promissory Note for which said Deed of Trust is security, and the said JLM TITLE LLC., a Nevada limited liability company, dba FIRST CENTENNIAL TITLE COMPANY OF NEVADA did cause Notice of Default and Election To Sell under said Deed of Trust to be recorded June 4, 2007, as Document No. 0702348, Official Records, County of Douglas, Nevada; and

WHEREAS, THE LAW OFFICES OF WALSH & WALSH, LLC., a Nevada limited liability company, has made demand upon said Trustee that said Trustee proceed to sell the land and premises described in said Deed of Trust;

NOW, THEREFORE, pursuant to said demand, and in accordance with the terms and under the authority of said Deed of Trust, ALLIED 1031 EXCHANGE, a Nevada corporation dba ALLIED FORECLOSURE SERVICES as servicing agent for JLM TITLE, LLC., a Nevada limited liability company, dba FIRST CENTENNIAL TITLE COMPANY, a Nevada limited liability company, as such Trustee, does hereby give notice that on the 5TH day of December, 2007, at the hour of 11:00 o'clock A.M. on said day, at the Douglas County Court House, located at: 1625 Eighth Street, Minden, Nevada 89423, said Trustee will sell at public auction to the highest bidder, for current lawful money of the United States of America, all that certain real property situate in the County of Douglas, State of Nevada, that is described as follows:

A parcel of land situated in and being a portion of the Southwest 1/4 of the Southeast 1/4 Section 22, Township 11 North, Range 21 East, M. D. B. & M. described as follows:

Parcel 1, as set forth on that certain Parcel Map for ALFRED KNOOP, filed for record in the office of the County Recorder of Douglas County, Nevada on April 22, 1977, in Book 477, Page 1101, Document No. 08633.

Together with a non-exclusive easement for ingress and egress over the East 60 feet of the South 364.64 feet of the North 684.28 feet of the Southwest 1/4 of the Southeast 1/4 of Section 22, Township 11 North, Range 21 East, M. D. B. & M.

Together with a non-exclusive right of way for ingress and egress across the North 25 feet of the South 1/2 of the Southeast 1/2 of the Southeast 1/4 and the South 25 feet of the North 1/4 of the Southeast 1/4 of the Southeast 1/4, also



the East 50 feet of the Northeast 1/4 of the Southeast 1/4 of the Southeast 1/4, all in Section 22, Township 11 North, Range 21 East, M. D. B. & M.

Further together with an easement or right of way for a road, 60 feet wide, from the Northwest corner to the Highway, along the North boundary of the Southwest 1/4 of the Southwest 1/4 of Section 23, Township 11 North, Range 21 East, M. D. B. & M., in Douglas County, Nevada described as follow:

Beginning at the Northwest corner of said Southwest 1/4 of the Southwest 1/4 Section 23, which is located North 0°01' East, 1287.40 feet from the Southwest corner of said Section 23, thence along the North boundary of said Southwest 1/4 of the Southwest 1/4 South 89°59' East, 402.56 feet to the Westerly right of way line of U. S. Highway 395; thence along the Highway, South 38°22' East, 68.19 feet; thence North 89°59' West, 434.91 feet, 60 feet South of and parallel to the North boundary to the section line, thence along the section line North 0°01' East, 60.00 feet to the point of beginning.

Per NRS 111.312 this legal description was previously recorded at Document No. 382453, book 396, Page 131, on March 1, 1996.

TOGETHER WITH the improvements thereon and all and singular the tenements, hereditaments and appurtenances thereunto belonging or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

The address of the property is: 550 New Hope Court, Gardnerville, Nevada. The current outstanding principal balance is approximately \$66,291.37, which is owed together with interest, late charges, advances, interest on advances, foreclosure fees and costs, and other expenses or costs not herein disclosed. The opening bid amount may be more or less than the outstanding principal balance as indicated.

The undersigned disclaims any liability for the accuracy of the above-described address, or principal balance. Verification of such information can be requested during normal business hours at the office of the Trustee, whose address is: ALLIED 1031 EXCHANGE, a Nevada corporation, dba ALLIED FORECLOSURE SERVICES, a Nevada corporation, as Service Agent for JLM TITLE, LLC., dba FIRST CENTENNIAL TITLE COMPANY, a Nevada limited liability company, 6121 Lakeside Drive Reno, Nevada 89701, Telephone No. (775) 851-0881.



This property is sold as-is. Beneficiary is unable to validate the condition, defects or disclosure issues of said property and Buyer shall waive the disclosure requirements under NRS 113.130 by purchasing at this sale.

DATED: November 6, 2007.

ALLIED 1031 EXCHANGE, dba
ALLIED FORECLOSURE SERVICES, a
Nevada corporation as servicing
agent for JLM Title LLC., a
Nevada limited liability
company, dba FIRST CENTENNIAL
TITLE COMPANY.

By: *Geneva Martinkus*
GENEVA MARTINKUS
Its: President

STATE OF NEVADA)
) ss
COUNTY OF WASHOE)

This instrument was acknowledged before me on November 6,
2007, by Geneva Martinkus, as President
of/for ALLIED 1031 EXCHANGE, dba ALLIED FORECLOSURE SERVICES, a
Nevada corporation.

Shelli Lindsay
Notary Public

