

DOC # 728708
08/20/2008 03:31PM Deputy: PK
OFFICIAL RECORD
Requested By:
STEWART TITLE - DOUGLAS
Douglas County - NV
Werner Christen - Recorder
Page: 1 of 2 Fee: 15.00
BK-808 PG-3412 RPTT: 2,449.20



RECORDING REQUESTED BY:
AND WHEN RECORDED MAIL TO:

FNFS - EMC MORTGAGE CORPORATION
800 STATE HIGHWAY 121 BYPASS
LEWISVILLE TX 75067-4180

1003192 TO
W761081

SPACE ABOVE THIS LINE FOR RECORDER'S USE

AP# 1420-33-810-006
TRA:

Trust No. 1128888-02
Loan No. XXXXXX6132

Document Transfer Tax \$2,449.20

Grantee was/was not the foreclosing beneficiary;
consideration \$627,981.89

unpaid debt \$627,981.89 non exempt amount

Computed on the consideration or value of real property conveyed

Computed on the consideration or value less liens or encumbrances
remaining at time of sale.

Sherry Jackson

Signature of Declarant or Agent

TRUSTEE'S DEED UPON SALE

CAL-WESTERN RECONVEYANCE CORPORATION, a corporation, (herein called Trustee) does hereby grant and convey, but without covenant or warranty, express or implied, to CITIBANK, N.A., AS TRUSTEE

(herein called Grantee) the real property in the City of MINDEN County of DOUGLAS, State of Nevada, described as follows:

LOT 157, OF IDLE ACRES SUBDIVISION, AS SHOWN ON THE OFFICIAL MAP THEREOF, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON APRIL 5, 1960, IN BOOK 1 OF MAPS, DOCUMENT NO. 15812.

This conveyance is made pursuant to the authority and powers vested in said Trustee, as Trustee, or Successor Trustee, or Substituted Trustee, under that certain Deed of Trust executed by **BRYAN S. RICE AND TISHA M. RICE, HUSBAND AND WIFE AS JOINT TENANTS** as Trustor, recorded September 22, 2006, as Document No. 0684925 in Book 0906 Page 7388, of official records in the office of the Recorder of DOUGLAS County, Nevada and pursuant to the Notice of Default recorded April 11, 2008, as Document No. 0721251 in Book 0408, Page 2818 of Official Records of said County, Trustee having complied with all applicable statutory requirements of the State of Nevada and performed all duties required by said Deed of Trust.

TRUSTEE'S DEED UPON SALE

Trust No: 1128888-02
Loan No: XXXXXX6132

A Notice of Trustee's Sale was published once a week for three consecutive weeks in a legal newspaper, and at least twenty days before the date fixed therein for sale, a copy of said Notice of Trustee's Sale was posted by the Trustee or its authorized representative of said County in three public places.

At the time and place fixed in the Notice of Trustee's Sale, said Trustee did sell said property above described at public auction on **August 06, 2008** to said Grantee, being the highest bidder therefore, for **\$627,981.89** cash, lawful money of the United States, in satisfaction pro tanto of the indebtedness then secured by said Deed of Trust.

Dated: **August 06, 2008**

IN WITNESS WHEREOF, **CAL-WESTERN RECONVEYANCE CORPORATION**, as Trustee, has this day, caused its corporate name and seal to be affixed hereto and this instrument to be executed by its authorized officer, thereunto duly authorized.

Dated: August 06, 2008 **CAL-WESTERN RECONVEYANCE CORPORATION**



Jennifer Victa, A.V.P.

State of California)
County of San Diego)

Nicole M. Genet

On **AUG 06 2008** before me, _____,
a Notary Public in and for said State, personally appeared **Jennifer Victa, A.V.P.**,

who 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. I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal

(Seal)

Signature 

