

OFFICIAL RECORD

Requested By:
PAULA FLOWER

Trustee's Deed Upon Sale
Page 2

Recording requested by:

Quality Loan Service Corp.
2141 5th Ave
San Diego, CA 92101

Douglas County - NV
Karen Ellison - Recorder

Page: 1 Of 2 Fee: 15.00
BK-0109 PG- 5427 RPTT: 2521.35

When recorded mail to:

JACK FLOWER
P.O. BOX 10205
Reno, NV 89510



Forward tax statements to the address given above

Space above this line for recorders use

TS # NV-08-145737-CH

Order # W860414

Loan # 2000266301
Investor No. 1009833727

Trustee's Deed Upon Sale

A.P.N.: 1318-23-210-035

Transfer Tax:

The undersigned grantor declares:

The grantee herein WASN'T the foreclosing beneficiary.

The amount of the unpaid debt together with costs was:

\$1,624,278.77

The amount paid by the grantee at the trustee sale was:

\$646,000.01

The documentary transfer tax is:

None

Said property is in the City of: ZEPHYR COVE, County of DOUGLAS

QUALITY LOAN SERVICE CORPORATION, as Trustee, (whereas so designated in the Deed of Trust hereunder more particularly described or as duly appointed Trustee) does hereby **GRANT** and **CONVEY** to

JACK E. FLOWER AND PAULA L. FLOWER HUSBAND AND WIFE

(herein called Grantee) but without covenant or warranty, expressed or implied, all right title and interest conveyed to and now held by it as Trustee under the Deed of Trust in and to the property situated in the county of **DOUGLAS**, State of California, described as follows:

PARCEL A: LOT 47 AS SHOWN ON THE MAP OF SKYLAND SUBDIVISION NO. 1, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA ON FEBRUARY 27, 1958 IN BOOK 1, PAGE 181, DOCUMENT NO. 12967. PARCEL B: THE RIGHT OF ACCESS TO THE WATER OF LAKE TAHOE AND FOR BEACH AND RECREATIONAL PURPOSES OVER LOTS 32 AND 33 AS SHOWN ON THE FILED MAP REFERRED TO HEREIN AS RESERVED IN THE DEED FROM STOCKTON GARDEN HOMES, INC., A CALIFORNIA CORPORATION, TO SKYLAND WATER CO., A NEVADA CORPORATION, RECORDED FEBRUARY 5, 1960 IN BOOK 1 OF OFFICIAL RECORDS AT PAGE 268, DOUGLAS COUNTRY, NEVADA.

This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by **STEVE DALBY, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY**, as trustor, dated 10/13/2006,, of Official Records in the office of the Recorder of **DOUGLAS**, Nevada, under the authority and powers vested in the Trustee designated in the Deed of Trust or as the duly appointed trustee, default having occurred under the Deed of

Trustee's Deed Upon Sale
Page 2

Trust pursuant to the Notice of Breach and Election to Sell under the Deed of Trust recorded on 10/19/2006, instrument no. 0686779, Book xxx, Page xxx, of Official records. Trustee having complied with all applicable statutory requirements of the State of Nevada and performed all duties required by the Deed of Trust including sending a Notice of Breach and Election to Sell within ten days after its recording and a Notice of Sale at least twenty days prior to the Sale Date by certified mail, postage pre-paid to each person entitled to notice in compliance with Nevada Revised Statute 107.050.

All requirements per Nevada Statutes regarding the mailing, personal delivery and publication of copies of Notice of Breach and Election to Sell under Deed of Trust and Notice of Trustee's Sale, and the posting of copies of Notice of Trustee's 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 said real property at public auction on 1/14/2009. Grantee, being the highest bidder at said sale became the purchaser of said property for the amount bid, being \$646,000.01, in lawful money of the United States, in pro per, receipt there of is hereby acknowledged in full/partial satisfaction of the debt secured by said Deed of Trust.

Date: 1/22/2009

QUALITY LOAN SERVICE CORPORATION

By:


Bradley McNair, Assistant Vice President.

State of California)
County of San Diego)

On 1-22-09 before me, Michelle Nguyen a notary public, personally appeared **Bradley McNair**, 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.

Signature  (Seal)
Michelle Nguyen



THIS OFFICE IS ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.