DOC # 0737688 02/13/2009 03:29 PM Deputy:

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OFFICIAL RECORD
Requested By:
PAGE VENTURES LLC

Recording requested by:

When recorded mail to: National Real Estate Services 1692 County Road, Suite B Minden, NV 89423

Forward tax statements to the address given above

Douglas County - NV Karen Ellison - Recorder

Page: 1 Of 2 Fee: 15.00 BK-0209 PG-3381 RPTT: 1659.45



Space above this line for recorders use

TS # 057-004109

Order # 30155046

Loan # 0059155127

Trustee's Deed Upon Sale

A.P.N.: 1318-15-311-011

Transfer Tax:

The undersigned grantor declares:

The grantee herein **WAS NOT** the foreclosing beneficiary.

The amount of the unpaid debt together with costs was:

\$672,167.35 \$425,000.01

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

The documentary transfer tax is:

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

LANDAMERICA DEFAULT SERVICES, 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

National Real Estate Services

(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 Nevada, described as follows:

Lot 7, in Block A, as shown on the map entitled ROUND HILL VILLAGE UNIT NO. 3, filed for record in the Office of the County Recorder of Douglas County, State of Nevada, on November 24, 1965, as Document No. 30185.

Assessors Parcel No. 1318-15-311-011

RECITALS:

This conveyance is made pursuant to the powers conferred upon Trustee by **Dale Leslie Larson and Ester Rose Larson**, **husband and wife**, **as joint tenants**, that certain Deed of Trust dated **10/23/2006**, recorded on **10/25/2006**, instrument number **0687282**, Official Records in the Office of the Recorder of **Douglas** County, Nevada, and after fulfillment of the conditions specified in said Deed of Trust authorizing this conveyance.

Trustee's Deed Upon Sale Page 2

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.

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 Sale have been complied with.

Said property was sold by said Trustee at public auction on 1/28/2009 at the place named in the Notice of Sale, in the County of Douglas, Nevada, in which the property is situated. Grantee, being the highest bidder at such sale, became the purchaser of said property and paid therefore to said trustee the amount being \$425,000.01 in lawful money of the United States, or by the satisfaction, pro tanto, of the obligations then secured by said Deed of Trust.

Date: 2/9/2009

LANDAMERICA ONESTOP INC., AS THE SUCCESSOR BY MERGER TO LANDAMERICA DEFAULT SERVICES

Sheree Collins, Assistant Secretary

State of Nevada

SS.

County of Orange

On 2/9/2009 before me, Ana M. Munoz, the undersigned Notary Public, personally appeared Sheree Collins 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 and 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.

Signature:

ANA M. MUNOZ Commission # 1770612 Notary Public - California Orange County My Comm. Expires Sep 28, 2011

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

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