

67-

OFFICIAL RECORD

Requested By:
KINGSBURY CROSSING OWNERS
ASSN
Douglas County - NV
Karen Ellison - Recorder

Page: 1 Of 4 Fee: 67.00
BK-1109 PG- 5490 RPTT: 0.00



PTN-APN#1318-26-101-006

When recorded mail to:

Kingsbury Crossing Owners' Association

✓ 1300 Kellogg Dr., Ste. B

Anaheim, CA 92807

Attn: Forcl. Dept. PH 19/20

NOTICE OF DEFAULT AND ELECTION TO SELL

NOTICE IS HEREBY GIVEN:

WHEREAS, KINGSBURY CROSSING OWNERS' ASSOCIATION, a Nevada non-profit corporation ("KCOA"), is granted under the Declaration of Timeshare Use ("Declaration"), recorded on February 16, 1983, as Document No. 076233, in Book 283, Official Records, Douglas County, Nevada, a lien in its favor with the power of sale, to secure payment to KCOA of any and all assessments made pursuant to said Declaration; and

WHEREAS, KCOA caused to be recorded on September 27, 2006 as Document No. 685265, January 22, 2008 as Document No. 716514, April 21, 2008 as Document No. 721831 and July 1, 2009 as Document No. 746393 in the Office of the County Recorder of Douglas County, Nevada, Official Records, a Notice of Assessment and Claim of Liens for delinquent assessments, encumbering portions of that certain real property situated in the County of Douglas, State of Nevada, more particularly described in said Notice of Assessments and Claim of Liens; and

WHEREAS, a breach of the obligations for which the lien is security has occurred in that payments in the amounts shown on Exhibit "A" as to each person, respectively, are due, have not been made, and interest charges as shown on Exhibit "A," collection costs, attorneys' fees and recording costs, have not been made pursuant to the Declaration.

NOTICE IS HEREBY GIVEN that the undersigned has elected to sell or cause to be sold various real property interests described in said Exhibit "A" to satisfy said obligations; and

The sale of all of said Exhibit "A" real property interests will not occur if payment of the total amount due by each person as shown on Exhibit "A" is made, together with payment of costs, fees and expenses incident to the making good of the deficiency in payment, filing the lien and in commencing foreclosure, if paid within sixty (60) days following the day upon which this Notice of Default and Election to Sell is recorded in the Office of the County Recorder in which the property is located and a copy of the Notice of Default and Election to Sell is mailed in accordance with the law with postage prepaid to the persons listed in Exhibit "A" who are the owners of the various interests in the Exhibit "A" real property.

DATED this 13th day of November 2009.

EXHIBIT "A"
KINGSBURY CROSSING PHASE XIX & XX

APN#1318-26-101-006	Acct. #	Invent.#	Name	Sea.	Op/Res.	Maint.		Adm.	Late	Forc.	Amount
						Fees	Cost				
	478802432	4102-16	BAINS, MOHAN & GURDEV	HIGH	\$453.00	\$97.00	\$33.96	\$557.00	\$1,140.96		
	478801732	3310-37	BAYNES, KENNTH G & ANDREA J	HIGH	\$469.28	\$97.00	\$33.96	\$557.00	\$1,157.24		
	471021361	4212-49	BERRY, JAMES & LAURA	HIGH	\$339.75	\$100.00	\$22.64	\$557.00	\$1,019.39		
	470242924	4311-33	BOLYARD, CHERYL & DAVID	HIGH	\$555.68	\$97.00	\$45.28	\$557.00	\$1,254.96		
	479919144	4305-44	BROOKS, ROBERT J & MELISSA A	LOW	\$1,812.00	\$89.00	\$181.12	\$557.00	\$2,639.12		
	471137003	3308-10	BROWN, THOMAS E & TALANNA M	HIGH	\$1,865.68	\$89.00	\$191.44	\$557.00	\$2,703.12		
	478800802	3308-29	CASTILLO, ANTHONY & MELANIE	HIGH	\$351.06	\$100.00	\$22.64	\$557.00	\$1,030.70		
	479925274	4209-35	CATHCART, VANESSA L	HIGH	\$679.50	\$97.00	\$56.60	\$557.00	\$1,390.10		
	470654664	4106-02	CERVANTES, LOUIS J	HIGH	\$339.75	\$100.00	\$22.64	\$557.00	\$1,019.39		
	479914224	4204-42	COLTER, EARNELL & ELLISEE	HIGH	\$679.50	\$97.00	\$56.60	\$557.00	\$1,390.10		
	478802752	3107-24	DONELSON, ANDREW	HIGH	\$679.50	\$97.00	\$56.60	\$557.00	\$1,390.10		
	479932324	4209-03	DUROCHER, JEAN-PAUL & HELEN	HIGH	\$1,359.00	\$94.00	\$124.52	\$510.00	\$2,087.52		
	470426333	3308-01	GARCIA, JUAN	HIGH	\$339.75	\$100.00	\$22.64	\$557.00	\$1,019.39		
	471251754	4106-32	GARCIA, MARCUS A & CHRISTINE C	HIGH	\$814.89	\$97.00	\$67.92	\$557.00	\$1,390.10		
	478806772	3104-36	GRUNERT, STUART M & SHERYL M	HIGH	\$339.75	\$100.00	\$33.96	\$557.00	\$1,030.71		
	470854347	4309-16	HEGGINS, CURTIS & MARY	HIGH	\$339.50	\$100.00	\$22.64	\$557.00	\$1,019.14		
	470844091	3104-46	HOWARD, JERRY & DEBORAH	LOW	\$443.87	\$97.00	\$33.96	\$557.00	\$1,131.83		
	478806362	3208-07	JOHNSON, ARTHUR	HIGH	\$1,245.75	\$97.00	\$113.20	\$510.00	\$1,868.95		
	470554231	4310-52	JONES, DOUGLAS & DONNA	HIGH	\$453.00	\$97.00	\$33.96	\$557.00	\$1,019.39		
	471237626	3203-51	KINNE, JAKE & SHANNON	HIGH	\$679.48	\$97.00	\$56.60	\$557.00	\$1,390.08		
	470817731	4313-12	LAU, ROBERT	HIGH	\$339.75	\$100.00	\$22.64	\$557.00	\$1,019.39		
	470533933	4106-39	LEGG, ANITA L	HIGH	\$339.75	\$100.00	\$33.96	\$557.00	\$1,030.71		
	470251494	3306-09	MADIN, MARIA C	HIGH	\$453.00	\$97.00	\$33.96	\$557.00	\$1,140.96		
	478802012	4107-25	MAHAN, TAMARA S & VERNON J	HIGH	\$453.00	\$97.00	\$33.96	\$557.00	\$1,140.96		
	470224604	3302-17	MCCULLOUGH, JENNIFER	HIGH	\$792.75	\$97.00	\$56.60	\$557.00	\$1,503.35		
	471210271	3105-36	MCCUNE, KENNETH	HIGH	\$453.00	\$97.00	\$33.96	\$557.00	\$1,140.96		
	479911804	3303-44	MEEKINS, CHRISTUS	HIGH	\$453.00	\$97.00	\$33.96	\$557.00	\$1,140.96		
	478806962	3107-52	MOORE, ANGELA	LOW	\$1,245.75	\$94.00	\$124.52	\$510.00	\$1,974.27		
	470950572	3202-10	MORGAN LYNCH LLC	HIGH	\$1,359.00	\$94.00	\$124.52	\$510.00	\$2,087.52		
	470718312	3202-08	MORGAN LYNCH LLC	HIGH	\$339.75	\$100.00	\$22.64	\$557.00	\$1,019.39		
	470950562	3202-09	MORGAN LYNCH LLC	HIGH	\$339.75	\$100.00	\$22.64	\$557.00	\$1,019.39		
	478805132	3101-27	MORRIS, WAYNE A	HIGH	\$453.00	\$97.00	\$33.96	\$557.00	\$1,140.96		

ELENA GONZALEZ

JAMIE MACIAS

A DELAWARE LLC

A DELAWARE LLC

A DELAWARE LLC

AURORA PENA-MORRIS

470554012	3302-06	MULLIGAN, JAMES M & LESLIE TIMMERMAN-	HIGH	\$339.75	\$100.00	\$22.64	\$557.00	\$1,019.39
470918081	3202-50	MURRAY, DWIGHT & LINDA	HIGH	\$339.75	\$100.00	\$22.64	\$557.00	\$1,019.39
470818411	3203-02	MYERS, CHRISTOPHER J	HIGH	\$339.75	\$197.00	\$33.96	\$557.00	\$1,127.71
478802132	4107-37	OLHEISER, SHAWN	HIGH	\$887.89		\$22.64	\$557.00	\$1,467.53
470453884	4106-33	ORTEGA, MARIBEL	HIGH	\$805.99		\$22.64	\$557.00	\$1,385.63
478803652	4104-34	PRETZ, JEFFREY LEE & KANDY LEE	HIGH	\$1,359.00	\$94.00	\$124.52	\$510.00	\$2,087.52
478804292	3101-07	RAMIREZ, RANDY & ESTHER	HIGH	\$339.32	\$100.00	\$22.64	\$557.00	\$1,018.96
470238463	3308-38	RICHARD, REGINA	HIGH	\$755.34	\$97.00	\$67.92	\$557.00	\$1,477.26
478802082	4107-32	RICHARDSON, FREDDIE & TOYA	HIGH	\$679.50	\$97.00	\$56.60	\$557.00	\$1,390.10
470132244	4305-06	RIPLEY, MATTHEW & APRIL	HIGH	\$1,162.07	\$94.00	\$90.56	\$557.00	\$1,903.63
478802562	4102-28	SAIDI, FRANCES MICHELLE	HIGH	\$339.75	\$100.00	\$22.64	\$557.00	\$1,019.39
478803942	3208-01	SAUCEDO, CLEMENTINA S	HIGH	\$1,245.75		\$124.52	\$510.00	\$1,880.27
478806042	3103-14	TERIALES, SANTO & MATILDA M	HIGH	\$766.32	\$97.00	\$56.60	\$557.00	\$1,476.92
479927273	4209-36	TURNER, RONALD & WANDA R	HIGH	\$1,245.31	\$94.00	\$124.52	\$510.00	\$1,973.83
479931436	4310-20	WARMOUTH, SHIRLEY A	LOW	\$339.75	\$100.00	\$22.64	\$557.00	\$1,019.39
470917911	3304-02	WENGERT, EDWARD & ROSE	HIGH	\$453.00	\$97.00	\$33.96	\$557.00	\$1,140.96

