

DOC # 757633
01/25/2010 09:27AM Deputy: SD
OFFICIAL RECORD
Requested By:
FIRST AMERICAN TITLE PAS
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 4 Fee: 17.00
BK-110 PG-4494 RPTT: 0.00

APN: 1320-30-211-098

RECORDING REQUESTED BY

AND WHEN RECORDED MAIL TO:
First American Title Company
2490 Paseo Verde Parkway, Ste.100
Henderson, NV 89074



Trustee Sale No. 2387510-RMD

NOTICE OF TRUSTEE'S SALE

YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED FEBRUARY 12, 2001. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAYBE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER.

On **02-24-10** at **1:00 P.M.** **FIRST AMERICAN TITLE INSURANCE COMPANY**, a California Corporation as the duly appointed Trustee under and pursuant to a Deed of Trust Recorded on **February 13, 2001**, as Document No. **0508643** of official records in the Office of the Recorder of Douglas County, State of Nevada executed by: **BARUK PETROLEUM INC., a California corporation** as Trustor, **ENTERPRISE MORTGAGE ACCEPTANCE COMPANY, LLC, a Delaware limited liability company**, as original Beneficiary, **WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH** (payable at time of sale in lawful money of the United States, by cash, a cashier's check drawn by a state or national bank, a cashier's check drawn by state or federal credit union or a cashier's check drawn by state or federal savings and loan association, savings association, or savings bank). Sale will be held by a duly appointed Trustee as shown below, of all right, title, and interest conveyed to and now held by the Trustee in the hereinafter described property under and pursuant to the Deed of Trust. The sale will be *made*, but without covenant or warranty expressed or implied regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, interest thereon, estimated fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale.



Trustee Sale No. 2387510-RMD

Place of Sale; At the 8th Street entrance to the County Courthouse, 1616 Eighth Street.
Minden, Nevada 89423.

Legal Description: **SEE EXHIBIT "A" ATTACHED HERETO FOR COMPLETE
LEGAL DESCRIPTION.**

The street address and other common designation, if any, of the real property
described above is purported to be: **APN: 1320-30-211-098**

The undersigned Trustee disclaims any liability for any incorrectness of the street address and
other common designation, if any, shown herein. Said sale will be made, but without covenant
or warranty, express or implied, regarding title, possession, encumbrances, condition,
suitability for a particular purpose or the location or existence of any personal property, to
satisfy the remaining principal sum of the note(s) secured by said Deed of Trust, with interest
thereon, as provided in said note(s), advances, if any, under the terms of the Deed of Trust,
estimated fee, charges and expenses of the Trustee and of the trusts created by said Deed of
Trust, to wit:

Amount of unpaid balance and other charges: **\$355,966.38** (Estimated).

**Accrued interest and additional advances, if any, will increase this figure prior to sale.
The beneficiary may elect to bid less than their full credit bid.**

The beneficiary under said Deed of Trust heretofore executed and delivered to the
undersigned a written Declaration of Default and Demand for Sale, and a written Notice of
Default and Election to Sell. The undersigned caused said Notice of Default and Election to
Sell to be recorded in the county where the real property is located and more than three
months have elapsed since such recordation.

**THIS PROPERTY IS SOLD AS-IS, LENDER/BENEFICIARY IS UNABLE TO VALIDATE
THE CONDITION, DEFECTS OR DISCLOSURE ISSUES OF SAID PROPERTY AND
BUYER WAIVES THE DISCLOSURE REQUIREMENTS UNDER NRS 113.130 BY
PURCHASING AT THIS SALE AND SIGNING RECEIPT.**



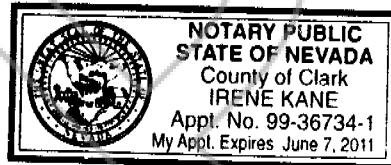
Trustee Sale No. 2387510-RMD

DATED: January 24, 2010

FIRST AMERICAN TITLE INSURANCE COMPANY
FORECLOSURE DEPARTMENT
2490 PASEO VERDE PARKWAY, STE. 100
HENDERSON, NV 89074
(702) 731-4131

Russell M. Dalton, Vice President

STATE OF NEVADA)
 : ss
COUNTY OF CLARK)



Irene Kane
99-36734-1
Exp. 6.7.2011

This instrument was acknowledged before me
on 1-25-10
by: Russell M. Dalton, Vice President of First American
Title Insurance Company

Notary Public (My commission expires: 06/07/11)



Trustee Sale No. 2387510-RMD

Exhibit "A"
Legal Description

The land referred to in this guarantee is situated in the State of Nevada, County of DOUGLAS , and is described as follows:

PARCEL ONE:

A PARCEL OF LAND LOCATED WITHIN A PORTION OF THE WEST ONE-HALF (W 1/2) OF SECTION 30, TOWNSHIP 13 NORTH, RANGE 20 EAST, MOUNT DIABLO MERIDIAN, DOUGLAS COUNTY, NEVADA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF PARCEL 1 AS SHOWN ON THE PARCEL MAP FOR MINDEN IRONWOOD PARTNERS AND CHARLES H. PAYA, RECORDED IN BOOK 1095 AT PAGE 4101 AS DOCUMENT NO. 373418; DOUGLAS COUNTY, NEVADA, RECORDER'S OFFICE;

THENCE SOUTH 00°18'00" WEST, 331.08 FEET TO THE POINT OF BEGINNING;
THENCE CONTINUING SOUTH 00°18'00" WEST 113.46 FEET;
THENCE NORTH 89°42'00" WEST 139.64 FEET;
THENCE NORTH 00°18'00" EAST, 113.46 FEET;
THENCE SOUTH 89°42'00" EAST, 139.64 FEET TO THE POINT OF BEGINNING.

PARCEL A AS SHOWN ON THE RECORD OF SURVEY FOR FOOTHILL DEVELOPMENT GROUP, MINDEN IRONWOOD (A COMMERCIAL SUBDIVISION), FILED APRIL 14, 1997 FILE NO. 410525.

THE ABOVE METES AND BOUNDS DESCRIPTION APPEARED PREVIOUSLY IN THAT CERTAIN DOCUMENT RECORDED DECEMBER 16, 1997 IN BOOK 1297, PAGE 3317 AS DOCUMENT NO. 428626 OF OFFICIAL RECORDS.

PARCEL TWO:

INGRESS AND EGRESS ACCESS EASEMENTS AND UTILITY EASEMENTS AS CONTAINED ON PARCEL MAP RECORDED SEPTEMBER 6, 1990 AS DOCUMENT NO. 233981 AND AS CONTAINED ON PARCEL MAP RECORDED OCTOBER 16, 1991 AS DOCUMENT NO. 262864. ACCESS EASEMENTS CONTAINED IN COMMERCIAL SUBDIVISION MAP RECORDED MARCH 24, 1997 AS DOCUMENT NO. 408980.

PARCEL THREE:

RECIPROCAL EASEMENTS FOR INGRESS, EGRESS, UTILITIES AND PUBLIC ACCESS AS CONTAINED ON THE RECORD OF SURVEY MAP RECORDED APRIL 14, 1997 AS DOCUMENT NO. 410525.

PARCEL FOUR:

INGRESS AND EGRESS EASEMENTS ALONG COMMON ACCESS DRIVES BETWEEN THE PARCEL AND THE PUBLIC STREETS, AND THE UTILITY EASEMENTS, AS SET FORTH IN DECLARATION AND ESTABLISHMENT OF COVENANTS, CONDITIONS AND RESTRICTIONS AND GRANT OF EASEMENTS, RECORDED MARCH 24, 1997 AS DOCUMENT NO. 408981.