

DOC # 759192  
02/24/2010 09:50AM Deputy: GB  
OFFICIAL RECORD  
Requested By:  
SPL INC - LA  
Douglas County - NV  
Karen Ellison - Recorder  
Page: 1 of 2 Fee: 15.00  
BK-210 PG-4934 RPTT: 173.55



RECORDING REQUESTED BY  
LAWYERS TITLE

APN: 1220-16-310-001

Recording requested by and:

Mail Tax Statements To:

Flagstar Bank  
5151 Corporate Drive  
Troy, MI 48098

Space above this line for recorder's use only

File No. 7081.21710

Title Order No. 8000034 MIN No. 100052550196164239

## TRUSTEE'S DEED UPON SALE

The undersigned grantor declares:

- 1) The grantee herein **WAS** the foreclosing beneficiary.
- 2) The amount of the unpaid debt together with costs was: \$156,369.79
- 3) The amount paid by the grantee at the trustee sale was: \$44,065.00
- 4) The documentary transfer tax is: \$ 173.55
- 5) Said property is in: the County of Douglas

and **Northwest Trustee Services, Inc.**, (herein called Trustee), as the duly appointed Trustee under the Deed of Trust hereinafter described, does hereby grant and convey, but without warranty, express or implied to

### Flagstar Bank FSB

(herein called grantee), all of its right, title and interest in and to that certain property situated in the County of Douglas, State of Nevada, and described as follows:

Lot 1, in Building A, of SEQUOIA VILLAGE TOWNHOUSES -1, according to the map thereof, filed in the office of the County Recorder of Douglas County, Nevada, on November 14, 1979, in Book 1179, page 776, as Document No. 38712, and as corrected by Certificate of Amendment, recorded July 14, 1980, as Document No. 46136

### RECITALS:

This conveyance is made pursuant to the powers conferred upon Trustee by that certain Deed of Trust dated **04/07/08**, executed by **Kenneth E. Boucher, an unmarried man** as Trustor, to secure certain obligations in favor of **Mortgage Electronic Registration Systems, Inc. solely as nominee for American Pacific Mortgage Corporation** as



beneficiary, recorded **04/14/08**, as Instrument No. **721370**, of 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.

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 **January 20, 2010** 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 **\$44,065.00** in lawful money of the United States, or by the satisfaction, pro tanto, of the obligations then secured by said Deed of Trust. The undersigned hereby affirms that there is no Social Security number contained in this document.

Date: 02/02/10

**NORTHWEST TRUSTEE SERVICES, INC.**

By:   
Janet Block, Authorized Signatory, Agent

State of California )  
County of Orange )

On 2/2/2010 before me, **J. Ojeda, Notary Public**, personally appeared **Janet Block**, proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person 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: 

