



RECORDING REQUESTED BY:
The Cooper Castle Law Firm
fka **The Cooper Christensen Law Firm, LLP**

AND WHEN RECORDED MAIL TO:
Federal Home Loan Mortgage Corporation
5000 Plano Pkwy
Carrollton, TX 75010

Forward Tax Statements to
the address given above
1420-08-210-050

SPACE ABOVE THIS LINE FOR RECORDER'S USE

LOAN #: 70831672
T.S. NO.: 09-10-30568
INVESTOR #: 480336083
TITLE ORDER # 4297122

TRUSTEE'S DEED UPON SALE

A.P.N.: 1420-08-210-050 TRANSFER TAX: \$0.00

The Grantee Herein Was The Foreclosing Beneficiary.
The Amount Of The Unpaid Debt was **\$244,944.94**
The Amount Paid By The Grantee Was **\$157,500.00**
Said Property Is In The City of **Carson City**, County of **Douglas**

The Cooper Castle Law Firm fka The Cooper Christensen Law Firm, LLP, 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

Federal Home Loan Mortgage Corporation

(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:

SEE EXHIBIT "A"

This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by **William King Cranney** as Trustor, dated **Oct 15, 2007** of the Official Records in the office of the Recorder of **Douglas** County, 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 Trust pursuant to the Notice of Breach and Election to Sell under the Deed of Trust recorded on **Oct 25, 2007**, Instrument Number **0711879**, in Book 1007 page 7285 of Official records. The Trustee has 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 Civil Code 107.050.



TRUSTEE'S DEED UPON SALE


Trustee's Deed
LOAN #: 70831672
T.S. NO.: 09-10-30568
INVESTOR #: 480336083
TITLE ORDER # 4297122

All requirements per Nevada Statutes regarding the mailing, personal delivery and publication of copies of Notice of Default 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 **Aug 20, 2010**. Grantee, being the highest bidder at said sale, became the purchaser of said property for the amount bid, being **\$157,500.00**, in lawful money of the United States, in pro per, receipt thereof is hereby acknowledged in full/partial satisfaction of the debt secured by said Deed of Trust.

In witness thereof, The Cooper Castle Law Firm fka The Cooper Christensen Law Firm, LLP as Trustee, has this day, caused its name to be hereunto affixed by its officer thereunto duly authorized by its corporation by-laws.

Date: **Aug 20, 2010**

**THE COOPER CASTLE LAW FIRM FKA THE
COOPER CHRISTENSEN LAW FIRM, LLP**


By: 
Jessica Chester
Trustee Sale Officer

State of Nevada } SS.
County of Clark }

On **Aug 20, 2010** before me, the undersigned, Andrea Buelow, Notary Public, personally appeared Jessica Chester 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 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.

WITNESS my hand and official seal.

Signature  (Seal)

APPT. 09-11659-1
 ANDREA BUELOW
Notary Public-State of Nevada
APPT. NO. 09-11659-1
My App. Expires November 20, 2013

EXP. 11-20-2013



EXHIBIT "A"

LOT 7, IN BLOCK H, AS SET FORTH ON THAT CERTAIN FINAL MAP OF SUNRIDGE HEIGHTS, PHASE 3, A PLANNED UNIT DEVELOPMENT, RECORDED IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER ON JUNE 1, 1994 IN BOOK 694, PAGE 1, AS DOCUMENT NO. 338607, OFFICIAL RECORDS.

1420-08-210-050

