

DOC # 772664
10/22/2010 01:18PM Deputy: DW
OFFICIAL RECORD
Requested By:
SERVICELINK IRVINE
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 3 Fee: 216.00
BK-1010 PG-4624 RPTT: 0.00



APN: 1420-06-301-011

**NOTICE OF BREACH AND DEFAULT AND OF ELECTION TO CAUSE
SALE OF REAL PROPERTY UNDER DEED OF TRUST**

622117

T.S. No. 7102475

Loan No. 9206673

APN: 1420-06-301-011

NOTICE IS HEREBY GIVEN: THAT MAX DEFAULT SERVICES CORPORATION is duly appointed Trustee under a Deed of Trust dated 1/9/2003, executed by **John Carasella, A Married Man**, as Trustor, in favor of **Mortgage Electronic Registration Systems, Inc.** as Beneficiary, recorded 1/17/2003, as Instrument No. **0564282**, in book **103**, page **6966**, of Official Records in the Office of the County Recorder of **Douglas** County, Nevada securing, among other obligations, 1 note for the sum of **\$200,000.00** that the beneficial interest under such Deed of Trust and the obligations secured thereby are presently held by the undersigned; that a breach of, and default in the obligations for which such Deed of Trust is security has occurred in that payment has not been made of

Failure to pay the monthly payment due 7/1/2010 of principal, interest and impounds and subsequent installments due thereafter; plus late charges; together with all subsequent sums advanced by beneficiary pursuant to the terms of and conditions of said deed of trust

that by reason thereof, the present Beneficiary under such Deed of Trust, has executed and delivered to said duly appointed Trustee, a written Declaration of Default and Demand for Sale, and has deposited with said duly appointed Trustee, such Deed of Trust and all documents evidencing obligations secured thereby and has declared and does hereby declare all sums secured thereby immediately due and payable and has elected and does hereby elect to cause the trust property to be sold to satisfy the obligations secured thereby.



**NOTICE OF BREACH AND DEFAULT AND OF ELECTION TO
CAUSE SALE OF REAL PROPERTY UNDER DEED OF TRUST**

NOTICE

You may have the right to cure the default herein and reinstate the obligation secured by such Deed of Trust above described. Section 107.080NRS permits certain defaults to be cured upon the payment of the amounts required by that section without requiring payment of that portion of principal and interest which would no be due had no default occurred. Where reinstatement is possible, if the default is not cured within 35 days following the recording and mailing to Trustor or Trustor's successor in interest of this notice, the right of reinstatement will terminate and the property may thereafter be sold. To determine if reinstatement is possible and the amount, if any, necessary to cure the default, contact the Beneficiary or their successors in interest, whose name and address as of the date of this notice is

Fannie Mae ("Federal National Mortgage Association")
C/O Max Default Services Corporation
43180 Business Park Drive, Ste 202
Temecula, CA 92590
619.465.8200

MAX DEFAULT SERVICES CORPORATION
BY: Through ServiceLink as agent

Zarah Declaro

ZARAH DECLARO

Date: 10/22/2010
Order No. 622117
T.S. No. 7102475
Loan No. 9206673

Space Below For Recorder's Use Only

WHEN RECORDED MAIL TO:

Max Default Services Corporation
43180 Business Park Drive, Ste 202
Temecula, CA 92590



ACKNOWLEDGMENT

State of: California
County of: Orange

On 10/22/10, before me HELEN ANH NGUYEN,
NOTARY PUBLIC

personally appeared ZARAH DECLARO

who 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.

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 [Handwritten Signature] (Seal)

T.S. NUMBER: 7102475