

RECORDING REQUESTED BY
T.D. SERVICE COMPANY

And when recorded mail to
T.D. SERVICE COMPANY
1820 E. FIRST ST., SUITE 210
P.O. BOX 11988
SANTA ANA, CA 92711-1988



100486621

Space above this line for recorder's use

NOTICE OF TRUSTEE'S SALE



T.S. No: S515485 NV Unit Code: S Loan No: 0031576408/CORCORAN Investor No: 0031576408
Min No: 1001969-0612061679-2
AP #1: 1320-34-002-011

POWER DEFAULT SERVICES, INC., as duly appointed Trustee under the following described Deed of Trust WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH (in the forms which are lawful tender in the United States) and/or the cashier's, certified or other checks (payable in full at the time of sale to T.D. Service Company) all right, title and interest conveyed to and now held by it under said Deed of Trust in the property hereinafter described:

Trustor: JAMES R. CORCORAN

Recorded December 28, 2006 as Instr. No. 0691729 in Book 1206 Page 10222 of Official Records in the office of the Recorder of DOUGLAS County; NEVADA, pursuant to the Notice of Default and Election to Sell thereunder recorded August 12, 2010 as Instr. No. 768540 in Book 810 Page 2792 of Official Records in the office of the Recorder of DOUGLAS County NEVADA.

Said Deed of Trust describes the following property:
SEE ATTACHED EXHIBIT

YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED DECEMBER 7, 2006. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER.

1471 ORCHARD ROAD, GARDNERVILLE, NV 89410

"(If a street address or common designation of property is shown above, no warranty is given as to its completeness or correctness)."

Said Sale will be made, but without covenant or warranty, express or implied, regarding title possession, or encumbrances, to pay the remaining principal sum of the notes(s) secured by said Deed of Trust, with interest as in said note provided, advances, if any, under the terms of said Deed of Trust, fee, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. As of the date hereof the following amount is

REASONABLY ESTIMATED to the amount of the unpaid advances: **\$672,422.41.**

THIS AMOUNT IS ONLY AN ESTIMATE AND NO REPRESENTATION OR WARRANTY IS MADE, EXPRESS OR IMPLIED, AS TO THE ACCURACY THEREOF.



Page 2

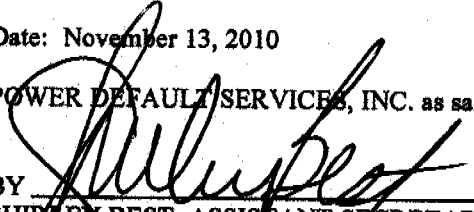
T.S. No: S515485 NV Unit Code: S Loan No: 0031576408/CORCORAN Investor No: 0031576408

Said sale will be held on:
DECEMBER 8, 2010, AT 1:00 P.M. AT THE DOUGLAS COUNTY COURTHOUSE 1625 8TH STREET, MINDEN, NV

It is possible that at the time of sale the opening bid may be less than the total indebtedness due.

Date: November 13, 2010

POWER DEFAULT SERVICES, INC. as said Trustee, by T.D. Service Company, as agent

BY 
SHIRLEY BEST, ASSISTANT SECRETARY
T.D. SERVICE COMPANY
1820 E. FIRST ST., SUITE 210, P.O. BOX 11988
SANTA ANA, CA 92711-1988
(714) 543-8372

We are assisting the Beneficiary to collect a debt and any information we obtain will be used for that purpose whether received orally or in writing.

This property is sold AS-IS, lender is unable to validate the condition, defects or disclosure issues of said property and buyer waives the disclosure requirements under NRS113.130 by purchasing at this sale and signing said receipt.

If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse.

If available, the expected opening bid and/or postponement information may be obtained by calling the following telephone number(s) on the day before the sale: (714) 480-5690 or you may access sales information at www.tacforeclosures.com/sales.

STATE OF CALIFORNIA
COUNTY OF ORANGE

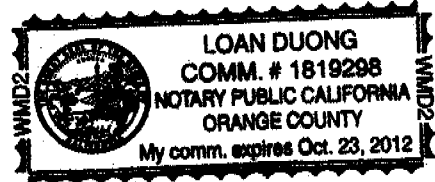
)
)SS

On 11/13/10 before me, LOAN DUONG, a Notary Public, personally appeared SHIRLEY BEST, 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  (Seal)





**Exhibit A
LEGAL DESCRIPTION**

Being a portion of Section 34, Township 13 North, Range 20 East, M.D.B. & M.,
further described as:

Parcel 2-A as shown on Parcel Map No. 2 for Henry R. Butler, "B" Testamentary
Trust, recorded May 21, 1984 in Book 584, Page 1792, as Document No. 101102
and by Certificate of Amendment recorded September 7, 1984, in Book 984,
Page 599, as Document No. 106406 of Official Records.

EXCEPT THEREFROM: All that portion of said land Conveyed to John B.
Laxague, Jr., et ux, in Deed recorded March 18, 1986 in Book 386, Page 1405 as
Document No. 132251 and further referenced on that certain Record of Survey,
recorded March 18, 1986 in Book 386, Page 1404, as Document No. 132250, of
Official Records.

Said Parcel of land further shown as Rev. Parcel 2-A, as set forth on that certain
Record of Survey for Boundary Line Adjustment recorded March 18, 1986 in
Book 386, Page 1404, as Document No. 132250 of Official Records.