

DOC # 775683
12/20/2010 09:08AM Deputy: SG
OFFICIAL RECORD
Requested By:
TICOR TITLE - RENO
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 2 Fee: 15.00
BK-1210 PG-4491 RPTT: 0.00

APN 1121-35-002-027/1121-35-002-052
Order No. TSL-35456-F-SL



When recorded Mail to:

TITLE SERVICE AND ESCROW CO.
P.O. BOX 833
YERINGTON, NV 89447

0100717

SPACE ABOVE FOR RECORDER'S USE ONLY

NOTICE OF TRUSTEE'S SALE

WHEREAS, MATTHEW E. STOEN AND ALESSANDRA MARION JOUBERTEIX who acquired their beneficial interest as MATTHEW E. STOEN AND MARIA STOEN, husband and wife as joint tenants the owner and holder of that certain obligation dated December 04, 2003, and secured by that certain Deed of Trust dated December 04, 2003, and executed by MICHAEL K. SULLIVAN and LINDA M. SULLIVAN, husband and wife as Trustor to FIRST AMERICAN TITLE COMPANY OF NEVADA, a Nevada corporation as Trustee, for MATTHEW E. STOEN AND MARIA STOEN, husband and wife as joint tenants Beneficiary, which said Deed of Trust was recorded in the Official Records of Douglas County, Nevada, on December 17, 2003, as Document No. 0599755; and

WHEREAS, default has been made in the payment of the debt evidenced by the Promissory Note for which said Deed of Trust was given as security and the said Beneficiary did cause a Notice of Default and Election to Sell to be recorded in the Official Records of Douglas County, Nevada, on August 26, 2010, as Document No. 769277; and

WHEREAS, the Beneficiary has made demand upon the Trustee that the Trustee proceed to sell the land and premises described herein.

NOW THEREFORE, pursuant to said demand and in accordance with the terms and under the authority of said Deed of Trust, the Trustee, MATTHEW E STOEN, does hereby give notice that on January 05, 2011, at the hour of 1:00 P.M. at the Douglas County Court House, 1625 8th Street Minden, Nevada 89423, said Trustee will sell, at public auction, to the highest bidder for cash, or Cashier's Check issued by any Bank licensed to do business in the State of Nevada, lawful money of the United States of America, in the case of cash, if cash is in excess of \$10,000.00, then it must be accompanied by IRS form 8300 (Rev. March 2008), all of Trustee's interest as granted by the above Deed of Trust in and to all that certain property in the State of Nevada, County of Douglas, described as follows:



Parcel E as shown on the Parcel Map (LDA 00-060) for Matthew E. and Maria Stoen, filed in the office of the Douglas County Recorder on July 05, 2001, File No. 517679.

APN 1121-35-002-027 (OID) 1121-35-002-052 (NEW)

Property Address: 940 STOEN COURT, GARDNERVILLE NV 89410

Approximate Opening Bid: \$60,000.00 which includes all amounts due under the Note or Notes, all foreclosure costs and fees, advances and attorney fees and is subject to change at the time of sale.

WITHOUT WARRANTY OR GUARANTEE OF TITLE.

Together with the improvements thereon, if any, and all and singular the tenements, hereditaments and appurtenances thereunto belonging or appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

FOR ADDITIONAL INFORMATION ON THIS TRANSACTION CONTACT:
TITLE SERVICE AND ESCROW CO. - TRUSTEE
PHONE 775-463-3518 FAX 775-463-5144
P.O. Box 833
Yerington NV 89447


DATED DECEMBER 10, 2010.

TRUSTEE

by: 
MATTHEW E. STOEN

STATE OF California)
COUNTY OF Contra Costa) ss.

On DEC. 10th 2010, MATTHEW E. STOEN personally appeared before me, a Notary Public (or Judge or other authorized person, as the case may be), Matthew E. Stoen who acknowledged to me that he executed the within instrument.


Notary Public

