

DOC # 775724
12/20/2010 01:22PM Deputy: PK
OFFICIAL RECORD
Requested By:
WESTERN TITLE COMPANY
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 2 Fee: 240.00
BK-1210 PG-4598 RPTT: 0.00



A. P. No. 1320-06-001-002
Foreclosure No. 36450-FCL

When recorded mail to:
Western Title Company, LLC
241 Ridge Street
Reno, NV 89501

**AFFIRMATION PURSUANT TO
NRS 111.312(1)(2) AND 239B.030(4)**

Pursuant to NRS 239B.030, the undersigned, hereby affirm(s) that the below document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons.

**NOTICE OF DEFAULT
AND ELECTION TO SELL**

TO WHOM IT MAY CONCERN:

WHEREAS, on September 6, 2005, JBY INVESTMENTS, LLC, a Nevada limited liability company, executed as Trustor a Deed of Trust wherein MARQUIS TITLE COMPANY, is Trustee for VIRGINIA YOUNG, Beneficiary, as security for the payment of a Promissory Note made, executed and delivered on September 6, 2005, which said Deed of Trust was recorded September 13, 2005, as Document No. 654894, Official Records, Douglas County, Nevada; and

WHEREAS, the beneficial interest in said Deed of Trust was assigned to DANTE L. PERANO and SANDI L. PERANO, as Trustees for FIRST HYBRID, INC., PROFIT SHARING KEOGH PLAN AND TRUST, as evidenced by that certain Assignment of Deed of Trust recorded January 24, 2007, as Document No. 693489, Official Records, Douglas County, Nevada; and

WHEREAS, WESTERN TITLE COMPANY, LLC, a Nevada limited liability company, was substituted as Trustee under said Deed of Trust, in the place and stead of MARQUIS TITLE COMPANY by document recorded concurrently herewith; and




WHEREAS, a breach of the obligation for which said transfer in trust as security was made has occurred in that default has been made in the failure to pay the balance of principal due on December 31, 2009, and in the failure to perform any other term, covenant or condition contained in the Deed of Trust securing the Promissory Note and to be performed by Trustor, whether such failure to perform occurred prior to or subsequent to the date hereof, together with penalties and advances that have been incurred or made or will be incurred or made during the period of default;

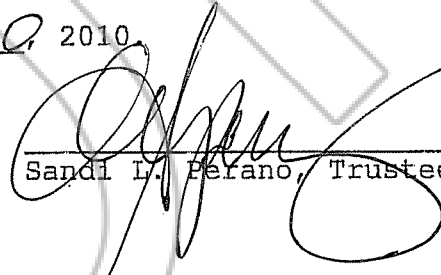
NOTICE IS HEREBY GIVEN that the undersigned have elected to consider all of the unpaid balance of principal and interest to be due in consequence of said default, together with attorney's fees and costs that have been incurred and will hereafter accrue, all in accordance with the terms of said Promissory Note and Deed of Trust, and the undersigned have elected to sell or cause to be sold the real property commonly known as 927 and 929 Michael Lane, Minden, Nevada, and described in said Deed of Trust to satisfy said obligation.

To obtain further information with respect to this Notice of Default and Election To Sell, contact the Foreclosure Office of Western Title Company, LLC, 241 Ridge Street, Reno NV 89501, Telephone No. (775) 850-7176, between the hours of 9:00 A.M. and 5:00 P.M., Monday through Friday.

DATED: November 25, 2010 2010.




Dante L. Perano, Trustee
City of Christchurch,
STATE OF _____
COUNTY OF *New Zealand* ss.



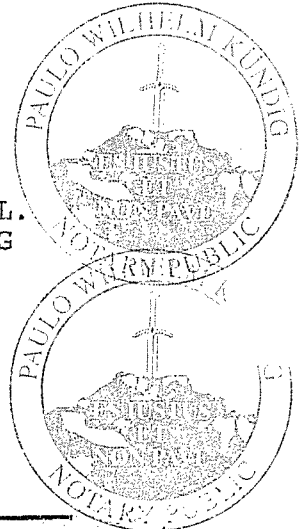
Sandi L. Perano, Trustee

This instrument was acknowledged before me on 25 November, 2010, by DANTE L. PERANO and SANDI L. PERANO, as Trustees for FIRST HYBRID, INC., PROFIT SHARING KEOGH PLAN AND TRUST.



Notary Public

Paulo Wilhelm Kündig
Barrister & Solicitor
Notary Public
Kündig Associates
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519/2010