

DOC # 779824  
03/14/2011 08:24AM Deputy: SD  
OFFICIAL RECORD  
Requested By:  
NORTHERN NEVADA TITLE CC  
Douglas County - NV  
Karen Ellison - Recorder  
Page: 1 of 3 Fee: 216.00  
BK-311 PG-2294 RPTT: 0.00



The undersigned hereby affirms that this document submitted for recording does not contain the Social Security number of any person or persons (NRS 239B.030)  
NORTHERN NEVADA TITLE COMPANY

By: Waller

Print Name/Title: Tamara Waller/Title Officer

APN: 1419-03-000-009; 1419-03-000-011;  
1419-03-000-014; 1419-03-000-015;  
1419-03-000-017; 1419-04-000-014;  
1419-04-000-018; 1419-04-000-019;  
1419-04-000-020

ORDER NO.: 1096040-FC

FOR RECORDER'S USE ONLY

TITLE OF DOCUMENT:

**NOTICE OF BREACH AND ELECTION TO SELL UNDER DEED OF TRUST**

WHEN RECORDED MAIL TO:

Northern Nevada Title Company  
307 W. Winnie Lane, Suite 1  
Carson City, NV 89703



**A.P.N.: see attached**

**Escrow No.: 1096040-FC**

**RECORDING REQUESTED BY**

Northern Nevada Title Company  
307 W Winnie Lane, Suite 1  
Carson City, NV 89703

**AND WHEN RECORDED MAIL TO**

Northern Nevada Title Company  
307 W. Winnie Lane, Suite 1  
Carson City, NV 89703

THIS SPACE FOR RECORDER'S USE ONLY

**NOTICE OF BREACH AND ELECTION TO SELL  
UNDER DEED OF TRUST**

NOTICE IS HEREBY GIVEN:

That Northern Nevada Title Company, a Nevada Corporation, a Nevada corporation, is Trustee under a Deed of Trust,

DATED: September 27, 2006  
TRUSTOR: Clear Creek Ranch LLC, a Nevada Limited Liability Company  
BENEFICIARY: First Horizon Home Loan Corporation, a Kansas Corporation  
RECORDED: October 5, 2006  
BOOK: 1006, Official Records  
PAGE: 1674, Official Records  
DOCUMENT NO.: 0685814, Official Records

That a breach of the obligations for which such Trust Deed is security has occurred by reason of the following:

1. Failure to pay principal balance of \$15,000,000.00 and accrued interest from March 1, 2011 which continues to accrue
2. Failure to pay late charges which have accrued and continue to accrue.
3. Failure to pay foreclosure fees which have become due and continue to accrue.
4. Failure to pay property taxes and penalties which continue to accrue.



That by reason thereof, the present beneficiary under such Deed of Trust has executed and delivered to said Trustee, a written Declaration of Default and Demand for Sale, and has surrendered to said Trustee such Trust Deed and all documents evidencing obligations secured thereby and has authorized said Trustee to declare all sums secured thereby immediately due and to elect to cause the trust property to be sold to satisfy the obligations secured thereby.

The Trustor (Borrower) is hereby advised that the date on which the above set forth default can be cured is 35 days from the postmark of mailings, in addition, the failure to cure such default on or before the date specified may result in the acceleration of the sums secured by the Deed of Trust and the sale of the property. The borrower is further advised of the right to reinstate after acceleration and the right to bring court action to assert the nonexistence of the event of default or any other defense of borrower to the acceleration and sale.

Funds necessary to cure the above described default as permitted under NRS Section 107 et. seq., must be presented to Trustee in certified funds, or funds acceptable to said Trustee.

Dated: March 10, 2011


Northern Nevada Title Company, a Nevada corporation, duly substituted Trustee

BY:   
Lanette Inman, Secretary,  
Northern Nevada Title Company  
307 W. Winnie Lane, Suite 1  
Carson City, NV 89703  
(775)883-7513

STATE OF NEVADA)

COUNTY OF CARSON CITY)

On March 11, 2011 personally appeared before me, a Notary Public, Lanette Inman who acknowledged that She executed the above instrument.

Signature   
(Notary Public)

