

Requested By:  
LAWYERS TITLE DEFAULT SE  
Douglas County - NV  
Karen Ellison - Recorder  
Page: 1 of 2 Fee: 15.00  
BK-411 PG-6470 RPTT: 1,474.20



RECORDING REQUESTED BY:  
Seaside Trustee, Inc.  
**LAWYERS TITLE COMPANY-MV**  
AND WHEN RECORDED TO:  
**BANK OF AMERICA, N.A.**  
7360 S. Kyrene Road, T-208  
Tempe, Arizona 85283

Forward Tax Statements to  
the address given above

SPACE ABOVE LINE FOR RECORDER'S USE

A.P.N.: 1221-04-001-020  
T.S. # 1003649NV Loan #: \*\*\*\*3215  
Order #: 08602936

**The undersigned hereby affirms that there is no Social Security number contained in this document.**

### TRUSTEE'S DEED UPON SALE

Transfer Tax: : 1474.20  
The Grantee Herein **WAS** the Foreclosing Beneficiary.  
The Amount of the Unpaid Debt was **\$800,186.49**  
The Amount Paid by the Grantee was **\$100.00**  
Said Property is in the City of **GARDNERVILLE**, County of **Douglas**

**Seaside Trustee, Inc.** , as Trustee, (whereas so designated in the Deed of Trust hereunder more particularly described or as duly appointed Trustee) does hereby **GRANT** and **CONVEY** to

**BANK OF AMERICA, N.A.**

(herein called Grantee) but without covenant or warranty, expressed or implied, all rights, title and interest conveyed to and now held by it as Trustee under the Deed of Trust in and to the property situated in the county of **Douglas**, State of Nevada, described as follows:

**LOT 6, AS SET FORTH ON THE FINAL SUBDIVISION MAP PD 03-009, FOR BLUE SKY, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON MAY 27, 2004 IN BOOK 504, PAGE 13571, AS DOCUMENT NO. 614400.**

This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by **DONALD A DUARTE AND CAROL C DUARTE** as Trustor, dated **9/4/2007** of the Official Records in the office of the Recorder of **Douglas**, Nevada under the authority and powers vested in the Trustee designated in the Deed of Trust or as the duly appointed Trustee, default having occurred under the Deed of Trust pursuant to the Notice of Breach and Election to Sell under the Deed of Trust recorded on **9/7/2007**, instrument number **0708899** Book **907**, Page **1420** of official records. Trustee having complied with all applicable statutory requirements of the State of Nevada and performed all duties required by the Deed of Trust including sending a Notice of Breach and Election to Sell within ten days after its recording and a Notice of Sale at least twenty days prior to the Sale Date by certified return receipt mail, postage pre-paid to each person entitled to notice in compliance with Nevada Civil Code 107.050



### TRUSTEE'S DEED UPON SALE

T.S. #: 1003649NV  
Loan #: \*\*\*\*3215  
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All requirements per Nevada Statutes regarding the mailing, personal delivery and publication of copies of Notice of Default and Election to Sell under Deed of Trust and Notice of Trustee's Sale, and the posting of copies of Notice of Trustee's Sale have been complied with. Trustee, in compliance with said Notice of Trustee's sale and in exercise of its powers under said Deed of Trust sold said real property at public auction on 4/27/2011. Grantee, being the highest bidder at said sale became the purchaser of said property for the amount bid, being \$ \$100.00, in lawful money of the United States, in pro per, receipt there of is hereby acknowledged in full/partial satisfaction of the debt secured by said Deed of Trust.

In witness thereof, Seaside Trustee, Inc. , as Trustee, has this day, caused its name to be hereunto affixed by its officer thereunto duly authorized by its corporation by-laws

Date: 4/27/2011

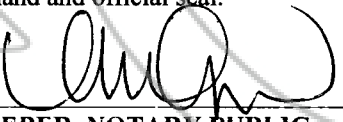
Seaside Trustee, Inc.

  
\_\_\_\_\_  
ELVIA BOUCHE, VICE PRESIDENT

State of California} ss  
County of Ventura}

On 4/28/2011 before me, the undersigned ,J. WEBER Notary Public, personally appeared ELVIA BOUCHE personally known to me (or 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.

WITNESS my hand and official seal.

Signature  (Seal)  
\_\_\_\_\_  
J. WEBER, NOTARY PUBLIC

