

DOC # 784717  
06/13/2011 11:31AM Deputy: SG

OFFICIAL RECORD

Requested By:

First American National De

Douglas County - NV

Karen Ellison - Recorder

Page: 1 of 3 Fee: \$16.00

BK-611 PG-2559 RPTT: 659.10



APN#: 1420-08-218-010

RECORDING REQUESTED BY:  
FIRST AMERICAN NATIONAL DEFAULT TITLE  
3 FIRST AMERICAN WAY  
SANTA ANA, CA 92707

MAIL TAX STATEMENTS TO AND  
WHEN RECORDED MAIL TO:

NEW YORK COMMUNITY BANK  
1111 CHESTER AVENUE  
MAIL CODE # OH98-0805  
CLEVELAND OH 44114

4967018- LS

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The Undersigned Hereby Affirms That There Is No Social Security Number  
Contained In This Document.

TRUSTEE'S DEED UPON SALE

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TITLE OF DOCUMENT



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SPACE ABOVE THIS LINE FOR RECORDER'S USE

The Undersigned Hereby Affirms That There Is No Social Security Number Contained In This Document.

4967018-LS

TRA: 351

Trust No. 1313682-14

Document Transfer Tax \$659.10

Grantee was ~~was not~~ the foreclosing beneficiary;  
consideration \$169,000.00

unpaid debt \$277,511.81 non exempt amount

Computed on the consideration or value of real property conveyed

Computed on the consideration or value less liens or encumbrances

remaining at time of sale.

FIRST AMERICAN TITLE COMPANY  
AS AN ACCOMODATION ONLY

Alwin Almazan

Signature of Declarant or Agent

Alwin Almazan

### TRUSTEE'S DEED UPON SALE

CAL-WESTERN RECONVEYANCE CORPORATION, a corporation, (herein called Trustee) does hereby grant and convey, but without covenant or warranty, express or implied, to NEW YORK COMMUNITY BANK (herein called Grantee) the real property in the City of MINDEN County of DOUGLAS, State of Nevada, described as follows:

**LOT 740, AS SET FORTH ON FINAL MAP NUMBER LDA #99-054-7 SUNRIDGE HEIGHTS III, PHASE 7, A PLANNED UNIT DEVELOPMENT, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA ON JUNE 6, 2005 IN BOOK 0605, PAGE 1632, DOCUMENT NO. 646054.**

This conveyance is made pursuant to the authority and powers vested in said Trustee, as Trustee, or Successor Trustee, or Substituted Trustee, under that certain Deed of Trust executed by JANET L WILLSON, AN UNMARRIED WOMAN; WILLIAM B STEVENSON, AN UNMARRIED MAN as Trustor, recorded May 31, 2007, as Document No. 0702157 in Book 0507 Page 10481, of official records in the office of the Recorder of DOUGLAS County, Nevada and pursuant to the Notice of Default recorded January 05, 2011, as Document No. 776468 in Book XX, Page XX of Official Records of said County, Trustee having complied with all applicable statutory requirements of the State of Nevada and performed all duties required by said Deed of Trust.



**TRUSTEE'S DEED UPON SALE**

Trust No: 1313682-14

A Notice of Trustee's Sale was published once a week for three consecutive weeks in a legal newspaper, and at least twenty days before the date fixed therein for sale, a copy of said Notice of Trustee's Sale was posted by the Trustee or its authorized representative of said County in three public places.

At the time and place fixed in the Notice of Trustee's Sale, said Trustee did sell said property above described at public auction on **May 25, 2011** to said Grantee, being the highest bidder therefore, for **\$169,000.00** cash, lawful money of the United States, in satisfaction pro tanto of the indebtedness then secured by said Deed of Trust.

IN WITNESS WHEREOF, **CAL-WESTERN RECONVEYANCE CORPORATION**, as Trustee, has this day, caused its corporate name and seal to be affixed hereto and this instrument to be executed by its authorized officer, thereunto duly authorized.

Dated: June 06, 2011

CAL-WESTERN RECONVEYANCE CORPORATION

Susan Smothers, A.V.P.

State of California )  
County of San Diego )

**Rosalyn Hall**

On **JUN 07 2011** before me, \_\_\_\_\_  
a Notary Public, personally appeared **Susan Smothers, A.V.P.**

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

(Seal)

Signature

