

Assessor's Parcel Number: \_\_\_\_\_

Recording Requested By:

Name: MILES, BAUER, BERGSTRAND &

Address: 2200 Paseo Verde Pkwy, Ste. 250

City/State/Zip HENDERSON, NV 89052

Real Property Transfer Tax:

DOC # 0805307  
07/09/2012 02:30 PM Deputy: PK

OFFICIAL RECORD  
Requested By:  
RENO/CARSON MESSENGER  
SERVICE

Douglas County - NV  
Karen Ellison - Recorder

Page: 1 Of 4 Fee: 17.00  
BK-0712 PG-1773 RPTT: 0.00



\$ \_\_\_\_\_

Notice of Lis Pendens

(Title of Document)

This page added to provide additional information required by NRS 111.312 Sections 1-2. (Additional recording fee applies)

*This cover page must be typed or legibly hand printed.*

RECEIVED

MAY 30 2012

DOUGLAS COUNTY  
DISTRICT COURT CLERK

FILED

2012 MAY 30 PM 3:38

TED THUAN  
CLERK

M. BIAGGIN  
DEPUTY

1 LISP  
Jeremy T. Bergstrom, Esq.  
2 Nevada Bar No. 6904  
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4 Paterno C. Jurani, Esq.  
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MILES, BAUER, BERGSTROM & WINTERS, LLP  
6 2200 Paseo Verde Parkway, Suite 250  
Henderson, NV 89052  
7 (702) 369-5960 / FAX (702) 942-0411  
8 MBBW File No. 12-L0163  
*Attorneys for Plaintiff*

NINTH JUDICIAL DISTRICT COURT

IN AND FOR THE COUNTY OF DOUGLAS, STATE OF NEVADA

12 AURORA BANK, FSB,

13 Plaintiff,

14 vs.

15 FRANCISCO F. BRACAMONTES;  
16 BRENDA L. BRACAMONTES; DOES I-X;  
17 ROE CORPORATIONS XI-XX, inclusive,

18 Defendants.

) Case No. : 12-CV0179  
) Dept. No.: II

20 NOTICE OF LIS PENDENS

21 ALL PERSONS TAKE NOTICE that a Complaint has been filed in the above captioned  
22 matter by Plaintiff, AURORA BANK, FSB, against the above named Defendants, concerning  
23 and affecting the real property located at 1344 CahI Circle, Gardnerville, NV 89460, APN 1220-  
24 21-511-005, and legally described as follows:

25 LOT 5 IN BLOCK A, AS SHOWN ON THE MAP OF CAHI 6, A PLANNED  
26 UNIT DEVELOPMENT, FILED IN THE OFFICE OF THE COUNTY  
27 RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON  
28 NOVEMBER 24, 1999, IN BOOK 1199, AT PAGE 4453, AS DOCUMENT NO  
481452, OFFICIAL RECORDS

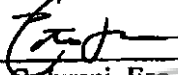
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Parcel ID Number: 1220-21-511-005

This Complaint seeks judicial foreclosure of the mortgage/deed of trust and for judgment for breach of promissory note regarding the Property.

DATED this 22<sup>nd</sup> day of May, 2012.

MILES, BAUER, BERGSTROM & WINTERS, LLP

  
\_\_\_\_\_  
Paterno C. Jurani, Esq.  
Nevada Bar No. 8136  
2200 Paseo Verde Parkway, Suite 250  
Henderson, Nevada 89052  
Attorney for Plaintiff


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**AFFIRMATION (NRS 239B.030)**

The undersigned does hereby affirm that the preceding document does not contain the social security number of any person.

DATED this 22<sup>nd</sup> day of May 2012.

MILES, BAUER, BERGSTROM &  
WINTERS, LLP

  
Jeremy T. Bergstrom, Esq.  
Nevada Bar No. 6904  
Paterno C. Jurani, Esq.  
Nevada Bar No. 8136  
2200 Paseo Verde Parkway, Suite 250  
Henderson, Nevada 89052  
(702) 369-5960 / Fax (702) 942-0411  
Attorneys for Plaintiff

**CLERK OF DISTRICT COURT**  
The document in which this certificate is attached is a full, true and correct copy of the original in file and of record in my office.

DATE 7/9/12  
TED THUAN Clerk of the Judicial District Court  
of the State of Nevada for the County of Douglas.

-3- By  Deputy