

DOC # 815910
01/09/2013 09:09AM Deputy: GB
OFFICIAL RECORD
Requested By:
First American National De
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 3 Fee: \$16.00
BK-113 PG-1927 RPTT: 856.05



APN: 1220-15-511-020

RECORDING REQUESTED BY:
FIRST AMERICAN NATIONAL DEFAULT TITLE

MAIL TAX STATEMENTS TO:
WHEN RECORDED MAIL TO:
RESIDENTIAL FUNDING COMPANY, LLC; RFC; 2005-WH3
C/O SABLES, LLC
C/O LAW OFFICES OF LES ZIEVE
18377 BEACH BLVD., SUITE 210
HUNTINGTON BEACH, CA 92648

6920728

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



DO NOT REMOVE

This is part of the official document:

TRUSTEE'S DEED UPON SALE



A.P.N.: 1220-15-511-020

RECORDING REQUESTED BY:
First American National Default Title

AND WHEN RECORDED TO:
Residential Funding Company, LLC;
RFC; 2005-WH3 C/O Sables, LLC C/O
Law Offices of Les Zieve
18377 Beach Blvd., Suite 210
Huntington Beach CA 92648

**Forward Tax Statements to
the address given above**

SPACE ABOVE LINE FOR RECORDER'S USE

T.S. # **12-20362** Loan #: **3714110036**

Order #: **6920728**

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

TRUSTEE'S DEED UPON SALE

THIS TRANSACTION IS EXEMPT FROM THE REQUIREMENTS OF THE REVENUE AND TAXATION CODE, SECTION 480.3

Transfer Tax: **\$856.05**

The Grantee Herein **WAS** the Foreclosing Beneficiary.

The Amount of the Unpaid Debt was **\$245,764.94**

The Amount Paid by the Grantee was **\$219,120.00**

Said Property is in the City of **GARDNERVILLE**, County of **Douglas**

SABLES, LLC, a Nevada limited liability company, 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

Residential Funding Company, LLC; RFC; 2005-WH3

(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 48, AS SAID LOT IS SHOWN ON THE OFFICIAL PLAT OF GARDNERVILLE RANCHOS UNIT NO. 3, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON JUNE 1, 1965, AND TITLE SHEET AMENDED ON JUNE 4, 1965, AS DOCUMENT NO. 28378.

**945 FAIRWAY DRIVE
GARDNERVILLE, NV 89460-8999**

This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by **RICHARD K. RYAN AND CHERYL J. RYAN, HUSBAND AND WIFE**, as Trustor, dated **11/22/2004** 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 **12/2/2004**, instrument number **0630910** Book **1204**, Page **01041** of official records.



TRUSTEE'S DEED UPON SALE

T.S. #: 12-20362 Loan #: 3714110036
Order #: 6920728

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.

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 1/2/2013. Grantee, being the highest bidder at said sale became the purchaser of said property for the amount bid, being \$ **\$219,120.00**, 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, SABLES, LLC, a Nevada limited liability company, as Trustee, has this day, caused its name to be hereunto affixed.

Date: 1/2/2013

SABLES, LLC, a Nevada limited liability company

Marcy Axelrod, Trustee Sale Officer

State of California} ss
County of Orange}

On 1/2/2013 before me, the undersigned, **Christine O'Brien** Notary Public, personally appeared **Marcy Axelrod** 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.

Signature Christine O'Brien (Seal)
Christine O'Brien

