10

PTN APN#1318-26-101-006
When recorded mail to:
Kingsbury Crossing Owners' Association
4025 E. La Palma Ave., Ste. 101
Anaheim, CA 92807
Attn: Tana Adams, Forcl. Dept.
PH 32

Doc Number: 0824216

05/24/2013 02:12 PM OFFICIAL RECORDS Requested By KINGSBURY CROSSING

DOUGLAS COUNTY RECORDERS Karen Ellison - Recorder

Page: 10f3

Bk: 0513 Pg: 6621

Deputy sg

Fee: \$ 15.00

## **NOTICE OF SALE**

## **NOTICE IS HEREBY GIVEN:**

WHEREAS, KINGSBURY CROSSING OWNERS' ASSOCIATION, a Nevada non-profit corporation ("KCOA"), is granted under the Declaration of Timeshare Use ("Declaration"), recorded on February 16, 1983, as Document No. 076233, in Book 293, Official Records, Douglas County, Nevada, a lien in its favor with the power of sale, to secure payment to KCOA of any and all assessments owed pursuant to said Declaration; and

WHEREAS, KCOA caused to be recorded on January 22, 2008 as Document No. 716514, April 7, 2009 as Document No. 740907, July 1, 2009 as Document No. 746393, October 13, 2009 as Document No. 752172, January 11, 2010 as Document No. 756952, December 30, 2010 as Document No. 776250, September 27, 2011 as Document No. 790185, January 13, 2012 as Document No. 795852, and February 19, 2013 as Document No. 818503 in the Office of the County Recorder of Douglas County, Nevada, Official Records, a Notice of Assessment and Claim of Liens for delinquent assessments, encumbering portions of that certain real property situated in the County of Douglas, State of Nevada, more particularly described in said Notice of Assessments and Claim of Liens; and

WHEREAS, default has been made in the payment of assessments for which said Notice of Assessment and Claim of Liens was given as security, and KCOA caused to be recorded on February 19, 2013 as Document No. 818504 in the office of the County Recorder of Douglas County, Nevada, Official Records Notice of Default and Election to Sell certain interests in real property situated in Douglas County, State of Nevada, more particularly described in the Notice of Assessments.

WHEREAS, KCOA has made demand upon the undersigned, as trustee, that said trustee proceed to sell the land and premises hereinafter described.

NOW, THEREFORE, pursuant to said demand and in accordance with the terms and under the authority of said Declaration, the undersigned, as such trustee, does hereby give notice that on the 25<sup>th</sup> day of June 2013, at the hour of 11:00 a.m. on said day, at Law Enforcement Center, 1625 8th Street, Minden, Nevada 89423, Douglas County, Nevada, said trustee will sell at public auction to the highest bidder for CASH, in lawful money of the United States of America, all those certain interests in pieces or parcels of land situated in the County of Douglas, State of Nevada, as described in Exhibit "A" attached hereto and incorporated herein by this reference;

TOGETHER WITH improvements thereon and all and singular the tenements, hereditaments and appurtenances thereunto belonging or appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

DATED this 23 day of May 2013.



BK: 0513 PG: 6622 5/24/2013

KINGSBURY CROSSING OWNERS' ASSOCIATION, a Nevada non-profit corporation

Thomas Jay, Managing Agent on behalf of and at the direction of the Board of Directors

BK : 05 13 PG : 6623 5/24/20 13

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## EXHIBIT "A" KINGSBURY CROSSING PHASE 32

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		Maint.						
APN 1318-26-101-006		Op/Res. Adm.	Adm.	Ret.Ck	Late	Forc.	Amount	
Acct. # Invent.# Name	Sea.	Fees	Cost	Chg	Che.	Cost	Owed	
470955784 4308-37 ADAMS, DEBORAH & DANNY	HIGH	919.50	212.00			575.00	<i>######</i>	
478806752 3104-34 BELOBABA, KYLA KEVEN RATCLIFF	F HIGH	919.50 106.00	106.00		91.92	575.00	######	
471122261 4212-41 BERLINER, RICHARD H & VIRGINIA K	HIGH	353.25 106.00	106.00		35.32	595.00	######	
TTEE'S, THE RICHARD H & VIRGINIA K BERLINER REV.		TRUST DTD 10/17/94	7/94					
470554151 4213-31 BOUSQUET, RENEE & REBECCA H&W JOINT TEN.	I. HIGH	466.50 106.00	106.00		46.64	46.64 595.00	#######	
470643855 4209-21 BROWN, ANTONIO A SINGLE MAN	TOW	466.50 106.00	106.00		46.64	46.64 595.00	#######	
478802322 4102-05 BRYANT, GLORIA ANN & KING VANARD	HIGH	2165.25 97.00	97.00		227.76 614.00	614.00	######	
471270987 4212-21 BUECKERT, CORALIE M & JOSEPH D	LOW	2052.00 100.00	100.00		171.16 614.00	614.00	######	
479926454 4207-23 BURFORD, ELLYN ARNOLD & BRETT	HIGH	2505.00 97.00	97.00		250.40 666.00	9999	######	
471136214 3306-52 CARPENTER, KERRY L & CYNTHIA L H&W JOINT TEN	HIGH .	466.50	212.00		46.64 595.00	595.00	######	
478805393 3103-08 COSIER, HOWARD & SPOUSE IF APPLICABLE	HIGH	466.50 106.00	106.00		46.64	595.00	######	
470326062 3105-07 ROBERT E CRONKITE LIVING TRUST DTD 6/1/1995	HIGH	498.86	106.00		57.96	595.00	#######	
ROBERT E CRONKITE TTEE	No.	\						
479924514 4203-38 EARLY, DIANE	HIGH	HIGH 1146.00	/		114.56	566.14	114.56 566.14 ######	
478804344 3101-12 FEVRIN, MARC & JESSICA	HIGH	1032.75 106.00	106.00	and the same of	91.92 632.00	632.00	######	
478805342 3103-03 FLETCHER, JAMES R & RAQUEL J	HIGH	2278.50 194.00	194.00		227.76 666.00	00.999	######	
470950111 4310-03 HOWELL, BETTY & JUDY	HIGH	HIGH 466.50 106.00	106.00		46.64 595.00	595.00	#######	
AN UNMARRIED WOMAN AND A MARRIED WOMAN AS HER SOLE AND SEPARATE PROPERTY	S HER SO	LE AND	SEPARA	ATE PRO	PERTY			
479932134 3207-44 HUGHES, BUCK & CLEOTILDE H&W JOINT TEN	- 1	LOW 2505.00		Transport of the Control of the Cont	250.40 557.00		######	
478801884 4107-13 JEFFERSON, DEIRDRE & TIMOTHY	HIGH	1272.50 103.00	103.00	The state of the s	137.20 614.00	614.00	######	
478802202 3107-06 KIDD, KEVIN & JANET L H&W JOINT TEN	HIGH .	466.50 106.00	106.00	***	46.64	46.64 595.00	######	
478805672 3208-39 LUCERO, FRANK A & SHIRLEY V	HIGH	1825.49 100.00	100.00	\	182.48	182.48 614.00	######	
471036773 3308-06 MANLEY JR, JESSE ANDERSON	HIGH	1834.46 100.00	100.00		193.80 614.00	614.00	######	
470439011 3202-42 MULLER, LEONARD J & MAXINE F H&W JOINT TEN.	I. HIGH	466.50 106.00	106.00		46.64	595.00	#######	
MULLER, ESTATE OF LEONARD J & MAXINE F					Marian .			
478804382 3101-16 THOMPSON, ROBERT	HIGH	2844.75 94.00	94.00	The same of the sa	284.36	619.00	284.36 619.00 ######	1
470944114 4203-20 WING, MICHAEL & ANDREA H&W JOINT TEN.	l. Low	466.50	106.00		46.64	595.00	46.64 595.00 ######	
23				Printer Street, Street	1		\	i.