

DOC # 838175
02/12/2014 03:09PM Deputy: PK

OFFICIAL RECORD

Requested By:

First American National De
Douglas County - NV
Karen Ellison - Recorder

Page: 1 of 2 Fee: \$15.00
BK-214 PG-2056 RPTT: 0.00



APN: 1220-04-516-028

RECORDING REQUESTED BY:

MILES, BAUER, BERGSTROM & WINTERS, LLP

WHEN RECORDED RETURN TO:

Greater Nevada Mortgage

4070 Silver Sage Drive

Carson City, NV 89701

(773) 886-1928

RECORDING REQUESTED BY

FIRST AMERICAN TITLE INSURANCE COMPANY

T.S. No.: 11-NV0348

Order No.: 6217386

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

NOTICE OF TRUSTEE'S SALE

YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 10/27/2009. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER.

A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale.

TRUSTOR: **GREGORY C. LEONARD,**
A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY

Duly Appointed Trustee: **PATERNO C. JURANI, ESQ.**

Recorded **November 5, 2009** as Instrument No. **753461** of Official Records in the office of the Recorder of **Douglas** County, Nevada, Described as follows:

LOT 9, OF EL DORADO VILLAGE UNIT NO. 1, AS SHOWN ON THE OFFICIAL MAP RECORDED IN THE OFFICE OF THE COUNTY RECORDER ON DECEMBER 14, 1973, IN BOOK 1273, PAGE 352, AS DOCUMENT NO. 70678. TOGETHER WITH A 1/46 INTEREST IN AND TO LOTS A, B AND C DESIGNATED AS COMMON AREAS OF SAID SUBDIVISION.

Date of Sale: **3/26/2014 at 1:00 PM**



T.S. No.: 11-NV0348

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Place of Sale: **At the Douglas County Courthouse, 1038 Buckeye Road, Minden, NV 89423**

Estimated Sale Amount: **\$100,259.37**

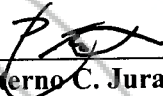
Street Address or other common designation of real property:

**1367 Waterloo Lane
Gardnerville, NV 89410**

The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale.

Date: February 10, 2014

**PATERNO C. JURANI, ESQ., as Trustee
MILES, BAUER, BERGSTROM & WINTERS, LLP
2200 Paseo Verde Pkwy., Suite 250
Henderson, NV 89052
Phone: (702) 369-5960
(714) 573-1965**

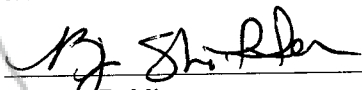


Paterno C. Jurani, Esq.

State of **NEVADA**
County of **CLARK**

On **February 10**, 2014 before me, **B. J. Shiffer** Notary Public, personally appeared **Paterno C. Jurani, Esq.**, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

IN WITNESS WHEREOF I hereto set my hand and official seal.



Notary Public

