

DOC # 839506
03/14/2014 03:04PM Deputy: AR

OFFICIAL RECORD

Requested By:

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

Page: 1 of 3 Fee: \$16.00
BK-314 PG-2174 RPTT: EX#002



APN Number:1220-16-115-007

Recording Requested By

FIRST AMERICAN TITLE COMPANY
3 FIRST AMERICAN WAY
SANTA ANA, CA 92707

When Recorded & Mail Tax Statements To :
FEDERAL NATIONAL MORTGAGE
ASSOCIATION
14523 SW MILIKAN WAY, SUITE 200
P O BOX 4128
BEAVERTON OR 97005

Title Order Number : 5803139
TS Number : NV1100234247
Loan Type : Conventional

TRUSTEES DEED UPON SALE

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

The undersigned grantor declares under penalty of perjury

- 1) The grantee herein WAS the foreclosing Beneficiary
- 2) The amount of the unpaid debt together with costs was..... \$ 516,132.45
- 3) The amount paid by the Grantee at the trustee sale was..... \$ 516,132.45
- 4) The documentary transfer tax is \$ 0.00
- 5) Said property is INCORPORATED UNINCORPORATED GARDNERVILLE

And First American Trustee Servicing Solutions, LLC , (herein called Trustee), as the duly appointed Trustee under the Deed of Trust hereinafter described, does hereby grant and convey, but without warranty, expressed or implied to :

FEDERAL NATIONAL MORTGAGE ASSOCIATION

(herein called Grantee), all of its right, title and interest in and to that certain property situated in the County of DOUGLAS in the State of Nevada, described as follows :

See Exhibit A attached hereto and made a part hereof.

Recitals :

This conveyance is made pursuant to the powers conferred upon the Trustee by that certain Deed of Trust dated 03/26/2007 and executed by ,

ELTON H SOUTHARD AND EILEEN M SOUTHARD, HUSBAND AND WIFE



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as Trustor, and recorded **04/13/2007**, as Instrument No. **0699128**, in Book , Page , of Official Records of **DOUGLAS** County, Nevada, and after fulfillment of the conditions specified in said Deed of Trust authorizing this conveyance.

Default occurred as set forth in a Notice of Default and Election to Sell which was recorded in the office of the County Recorder of said County.

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All requirements of law regarding the mailing of copies of notices or the publication of a copy of the Notice of Default or the personal delivery of the copy of the Notice of Default and the posting and publication of copies of the Notice of a Sale have been met.

Said property was sold by said Trustee at public auction on **03/12/2014** at the place named in the Notice of Sale, in the County of DOUGLAS State of Nevada, in which the property is situated. Grantee, being the highest bidder at such sale, became the purchaser of said property and paid therefore to said trustee the amount of **\$516,132.45** in lawful money of the United States, or by the satisfaction, pro tanto, of the obligations then secured by said Deed of Trust.

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

Date : March 13, 2014

First American Trustee Servicing Solutions, LLC

By : *Lisa A. McSwain*
Lisa A. McSwain, Supervisor

State of Texas
County of Tarrant

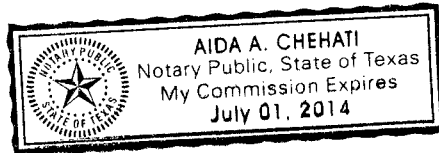
Before me Aida A. Chehati, a Notary Public , on this day personally appeared

Lisa A. McSwain, known to me to be the person whose name is subscribed to therefore going instrument and acknowledged to me that this person executed the same for the purposes and considerations therein expressed.

Given under my hand and seal of office this day of 03/13/14

Witness my hand and official seal

Signature : *Aida Chehati*





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Exhibit A

Legal Description

LOT 96, IN BLOCK D, AS SHOWN ON THE FINAL MAP OF PLEASANTVIEW, PHASE 5, FINAL SUBDIVISION MAP NO. 1009-5, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON DECEMBER 6, 1995, IN BOOK 1295 AT PAGE 788, AS DOCUMENT NO. 376390.

