

DOC # 844133
06/06/2014 04:02PM Deputy: SG
OFFICIAL RECORD
Requested By:
LSI Title Agency Inc.
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 2 Fee: \$15.00
BK-614 PG-1516 RPTT: EX#002



APN No.: 1022-11-002-015
Recording Requested by:

When Recorded Mail to:

Green Tree Servicing LLC
33600 6th Ave South
Suite 220
Federal Way, WA 98003

Forward tax statements to the address given above

TS No.: NV-12-515771-JB
Order No.: 120209035-NV-MSO
Grantee: Federal National Mortgage Association
Grantee Address: c/o Green Tree Servicing LLC
33600 6th Ave South, Suite 220, Federal Way, WA 98003

Space above this line for recorders use only

It is hereby affirmed that this document submitted for recording does not contain the social security number of any person or persons. (Per NRS 239B.030).

Trustee's Deed Upon Sale

Transfer Tax:

The undersigned grantor declares:
The grantee herein IS the foreclosing beneficiary.
The amount of the unpaid debt together with costs was: **\$87,028.04**
The amount paid by the grantee at the trustee sale was: **\$87,028.04**
The documentary transfer tax is:
Said property is in the City of: WELLINGTON, County of DOUGLAS

QUALITY LOAN SERVICE CORPORATION, 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

Federal National Mortgage Association ("Fannie Mae"), a corporation organized and existing under the laws of the United States of America.

(herein called Grantee) but without covenant or warranty, expressed or implied, all right 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 25, AS SHOWN ON THE MAP OF TOPAZ RANCH ESTATES NO. 1, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA ON DECEMBER 4, 1963, IN BOOK 20, PAGE 717, DOCUMENT NO. 23962.

This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by **NORMAN WELCH, AN UNMARRIED MAN**, as trustor, dated **2/11/1994**, and recorded on



2/17/1994 as Instrument No. 330408, Book 0294, Page 3283, and re-recorded on 3/28/1994 as Instrument Number 333446 and Book 0394 and Page 5421 of 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 9/27/2013, instrument no 831373, Book , Page , of Official records. 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 Default 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 mail, postage pre-paid to each person entitled to notice in compliance with Nevada Revised Statute 107.050.

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

All requirements of law regarding the mailing of copies of notices or the publication of a copy of the Notice of Breach and Election to Sell or the personal delivery of the copy of the Notice of Breach and Election to Sell and the posting and publication of copies of the Notice of Sale have been complied with.

Said property was sold by said Trustee at public auction on 5/28/2014 at the place named in the Notice of Sale, in the County of DOUGLAS, 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 being \$87,028.04 in lawful money of the United States, or by the satisfaction, pro tanto, of the obligations then secured by said Deed of Trust.

QUALITY MAY BE CONSIDERED A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

TS No.: NV-12-515771-JB

Date: 6/3/2014

QUALITY LOAN SERVICE CORPORATION

Jennifer Basom
By: Jennifer Basom, Assistant Vice President

State of: California
County of: San Diego

On JUN 03 2014 before me, Ashley Maxwell a notary public, personally appeared Jennifer Basom 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 *Ashley Maxwell* (Seal)
Ashley Maxwell

