

APN No.: 1420-18-510-035  
Recording Requested by:

When Recorded Mail to:  
WELLS FARGO BANK N.A.  
1 Home Campus X2504-017  
Customer Service  
Des Moines, IA 50328

DOC # 846767  
07/22/2014 03:13PM Deputy: PK  
**OFFICIAL RECORD**  
Requested By:  
LSI Title Agency Inc.  
Douglas County - NV  
Karen Ellison - Recorder  
Page: 1 of 3 Fee: \$16.00  
BK-714 PG-4939 RPTT: EX#002



Forward tax statements to the address given above

TS No.: NV-13-560695-JB  
Order No.: 130092700-NV-MSO  
Grantee: Federal National Mortgage Association  
Grantee Address: c/o WELLS FARGO BANK N.A.  
1 Home Campus X2504-017, Customer Service, Des Moines, IA 50328

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: **\$293,579.74**

The amount paid by the grantee at the trustee sale was: **\$205,000.00**

The documentary transfer tax is:

Said property is in the City of: CARSON CITY, 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:

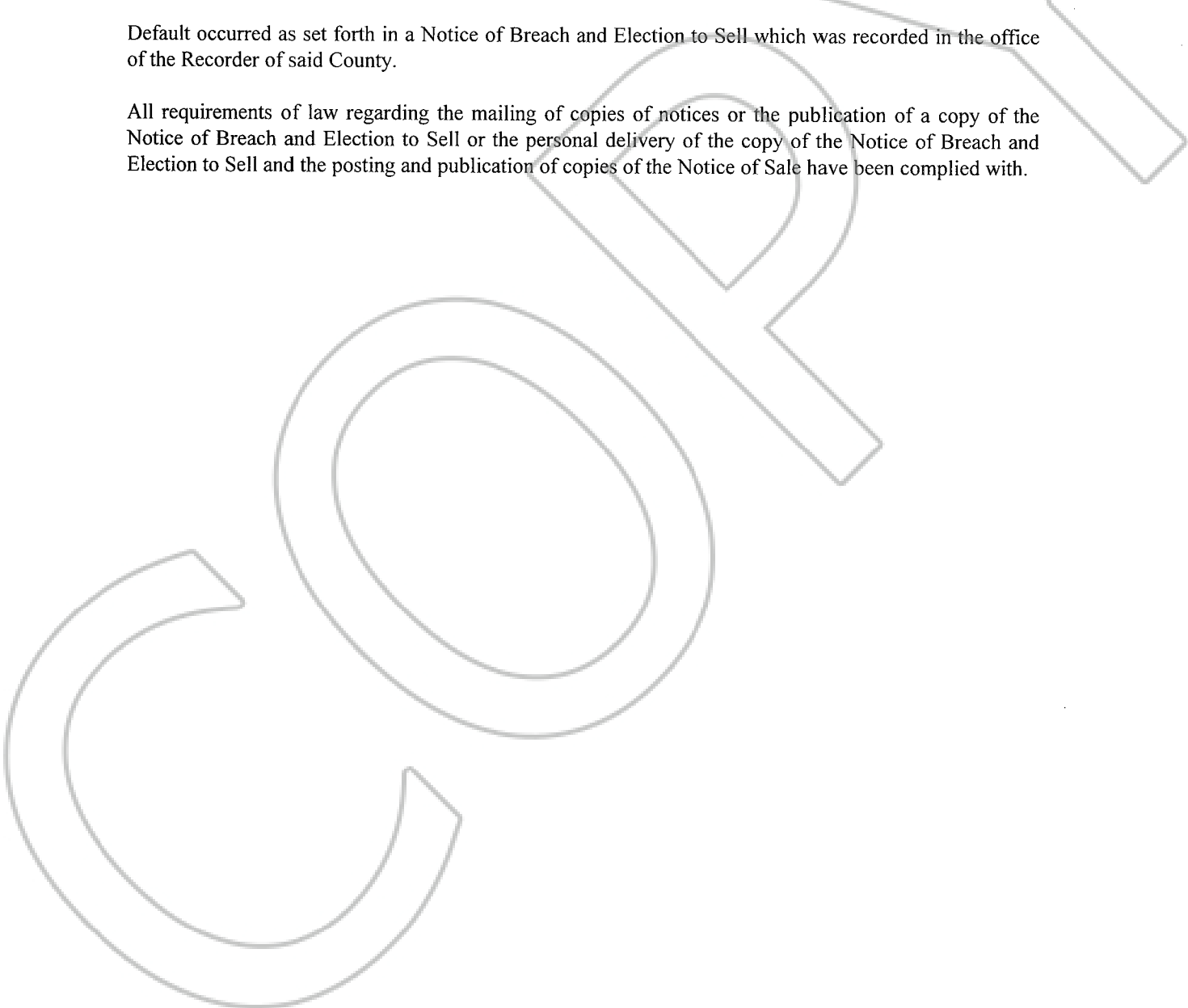
ALL THAT REAL PROPERTY SITUATED IN THE UNINCORPORATED AREA COUNTY OF CARSON CITY STATE OF NEVADA, BOUNDED AND DESCRIBED AS FOLLOWS: LOT 13, IN BLOCK N, AS SET FORTH ON THAT CERTAIN FINAL MAP OF SUNRIDGE HEIGHTS, PHASES 7B AND 9, A PLANNED UNIT DEVELOPMENT, RECORDED IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER ON SEPTEMBER 5, 1995 IN BOOK 995, PAGE 410, AS DOCUMENT NO. 369825, AND BY CERTIFICATE OF AMENDMENT RECORDED AUGUST 14, 1996, IN BOOK 896, PAGE 2588, AS DOCUMENT NO. 394289.



This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by **MYRNA L. CHRISTENSON , SURVIVING TRUSTEE OF THE KARL J. CHRISTENSON AND MYRNA L. CHRISTENSON REVOCABLE FAMILY TRUST DATED 9-19-2000**, as trustor, dated **9/24/2005**, and recorded on **10/21/2005** as **Instrument No. 0658375, Book 1005, Page 9543**, 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 **1/28/2014**, instrument no **837450, Book 114, Page 4659**, 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 7/9/2014 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 \$205,000.00 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-13-560695-JB

Date: ~~7/14/14~~  
7/21/14

QUALITY LOAN SERVICE CORPORATION

By: Nicole Fuentes, Assistant Vice President

State of: California  
County of: San Diego

On JUL 21 2014 before me, Ashley Maxwell a notary public, personally appeared Nicole Fuentes 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

