

A.P.N.: 1220-03-211-013  
RECORDING REQUESTED BY:  
Carrington Foreclosure Services, LLC

AND WHEN RECORDED TO:  
Bank of America, N.A.  
1610 E. St. Andrew Pl.  
Santa Ana, CA 92705

Forward Tax Statements to:  
Bank of America, N.A.  
1610 E. St. Andrew Pl.  
Santa Ana, CA 92705

SPACE ABOVE LINE FOR RECORDER'S USE

T.S. # 14-13171      Order #: 1408824

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

### TRUSTEE'S DEED UPON SALE

Transfer Tax: **\$1,536.60**  
The Grantee Herein was the Foreclosing Beneficiary.  
The Amount of the Unpaid Debt was **\$393,525.19**  
The Amount Paid by the Grantee was **\$393,525.19**  
Said Property is in the City of **Gardnerville**, County of **Douglas**

**ACCOMODATION**  
This Document delivered to Recorder  
as an accomodation only at the  
express request of the parties hereto.  
It has not been examined as to  
its effect or validity

**Carrington Foreclosure Services, LLC**, 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

**Carrington Mortgage Services, LLC as servicer and attorney in fact for Bank of America, N.A. Successor by Merger to BAC Home Loans Servicing, LP FKA Countrywide Home Loans Servicing, LP**

(herein called Grantee) but without covenant or warranty, expressed or implied, all rights, 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 13, BLOCK D, AS SET FORTH ON FINAL SUBDIVISION MAP LDA 01-047, PLANNED UNIT DEVELOPMENT FOR ARBOR GARDENS, PHASE 2, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA ON JUNE 30, 2004 IN BOOK 0604, PAGE 14661, AS DOCUMENT NO. 617515, AND BY CERTIFICATE OF AMENDMENT RECORDED JULY 22, 2004, BOOK 0704, PAGE 9327, AS DOCUMENT NUMBER 619458**

This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by **Rachel Thayer, a single person** as Trustor, dated **6/3/2009** of the 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 **6/9/2009**, instrument number **744799** 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 Breach 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 return receipt mail, postage pre-paid to each person entitled to notice in compliance with Nevada Civil Code 107.050

# TRUSTEE'S DEED UPON SALE


T.S. #: 14-13171  
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All requirements per Nevada Statutes regarding the mailing, personal delivery and publication of copies of Notice of Default and Election to Sell under Deed of Trust and Notice of Trustee's Sale, and the posting of copies of Notice of Trustee's Sale have been complied with. Trustee, in compliance with said Notice of Trustee's sale and in exercise of its powers under said Deed of Trust sold said real property at public auction on 11/19/2014. Grantee, being the highest bidder at said sale became the purchaser of said property for the amount bid, being \$ **\$393,525.19**, in lawful money of the United States, in pro per, receipt there of is hereby acknowledged in full/partial satisfaction of the debt secured by said Deed of Trust.

In witness thereof, Carrington Foreclosure Services, LLC, as Trustee, has this day, caused its name to be hereunto affixed by its officer thereunto duly authorized by its corporation by-laws

Date: 11/19/2014

Carrington Foreclosure Services, LLC

  
\_\_\_\_\_  
Tai Alailima, Manager

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document

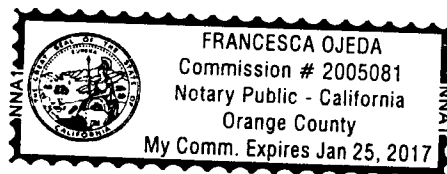
State of California} ss  
County of Orange}

On 11/19/2014 before me, **Francesca Ojeda** Notary Public, personally appeared **Tai Alailima, Manager** 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 Francesca Ojeda (Seal)  
Francesca Ojeda



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

**1. Assessor Parcel Number(s)**

- a) 1220-03-211-013
- b) \_\_\_\_\_
- c) \_\_\_\_\_
- d) \_\_\_\_\_

**2. Type of Property:**

- |                             |              |  |                  |
|-----------------------------|--------------|--|------------------|
| a) <input type="checkbox"/> | Vacant Land  | b) <input checked="" type="checkbox"/> | Single Fam. Res. |
| c) <input type="checkbox"/> | Condo/Twnhse | d) <input type="checkbox"/>            | 2-4 Plex         |
| e) <input type="checkbox"/> | Apt. Bldg    | f) <input type="checkbox"/>            | Comm'/Ind'l      |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/>            | Mc Home          |
|                             | Other _____  |  | Notes: _____     |

<b>FOR RECORDER'S OPTIONAL USE ONLY</b>	
Book: _____	Page _____
Date of Recording: _____	

- 3. a. Total Value/Sales Price of Property \$ \$393,525.19
- b. Deed in Lieu of Foreclosure Only (value of property) \_\_\_\_\_
- c. Transfer Tax Value: \$ \$393,525.19
- d. Real Property Transfer Tax Due \$ \$1,536.60

**4. If Exemption Claimed:**

- a. Transfer Tax Exemption per NRS 375.090, Section \_\_\_\_\_
- b. Explain Reason for Exemption: \_\_\_\_\_

**5. Partial Interest: Percentage being transferred: \_\_\_\_\_ %**

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature \_\_\_\_\_ Capacity GRANTOR

Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**

Print Name: Carrington Foreclosure Services LLC Print Name: Bank of America, N.A.  
 Successor by Merger to BAC Home Loans Servicing, LP FKA Countrywide Home Loans Servicing, LP

Address: P.O. Box 16245 Address: 1610 E. St. Andrews Place  
 City: Irvine City: Santa Ana  
 State: CA Zip: 92623 State: CA Zip: 92705

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**

Print Name: SPL Inc. Escrow #: \_\_\_\_\_  
 Address: 1486 Colorado Blvd  
 City: Los Angeles State: CA Zip: 90041

**AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED**