

DOUGLAS COUNTY, NV  
RPTT:\$850.20 Rec:\$16.00  
\$866.20 Pgs=3  
SPL INC.  
KAREN ELLISON, RECORDER

**2015-868278**

**08/21/2015 08:21 AM**

APN No.: 1420-07-717-008  
Recording Requested by:

### **Title365**

When Recorded Mail to:  
LenderLive Network Inc.  
710 S Ash Street, Ste. 200  
Glendale, CO 80246

Forward tax statements to the address given above

TS No.: NV-14-615887-CL  
Order No.: 733-1400262-70  
Grantee: Nevada Home Retention Program Series Holding, Llc  
Grantee Address: c/o LenderLive Network Inc.  
710 S Ash Street, Ste. 200, , Glendale, CO 80246

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: \$850.20

### **THE UNDERSIGNED GRANTOR DECLARES:**

The Grantee Herein **IS** the Foreclosing Beneficiary

The amount of the unpaid debt together with costs was: **\$217,958.36**

The amount paid by the grantee at the trustee sale was: **\$217,958.36**

The documentary transfer tax is: **\$850.20**

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

### **NEVADA HOME RETENTION PROGRAM SERIES HOLDING, LLC**

(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 4, Block A, as shown on the filed map of Highland Estates Unit No. 3, filed in the Office of the County Recorder of Douglas County, State of Nevada, on May 2, 1978, as Document No. 20213.

This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by **JESSE PIMENTAL AND MARIA A. PIMENTAL, HUSBAND AND WIFE**, as trustor, dated **7/19/2005**, and recorded on **7/21/2005** as **Instrument No. 0650111, Book 0705, Page 9690**, 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 **3/17/2015**, instrument no **858751**, 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 107.090.

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 **8/12/2015** 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 **\$217,958.36** 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-14-615887-CL

Date: 8/19/2015

QUALITY LOAN SERVICE CORPORATION

Vanessa Cajusay  
By: Vanessa Cajusay, Assistant Secretary

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

County of: San Diego

On AUG 19 2015 before me, **COURTNEY PATANIA** a notary public, personally appeared Vanessa Cajusay 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. (Seal)

Courtney Patania  
Signature

**COURTNEY PATANIA**



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

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

- a) 1420-07-717-008
- b) \_\_\_\_\_
- c) \_\_\_\_\_
- d) \_\_\_\_\_

**2. Type of Property:**

- a)  Vacant Land
- b)  Single Fam. Res.
- c)  Condo/Twnhse
- d)  2-4 Plex
- e)  Apt. Bldg
- f)  Comm'l/Ind'l
- g)  Agricultural
- h)  Mobile Home
- i)  Other \_\_\_\_\_

FOR RECORDERS OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

**3. Total Value/Sales Price of Property:**

Deed in Lieu of Foreclosure Only (value of property): \$217,958.36

Transfer Tax Value: \$217,958.36

Real Property Transfer Tax Due: \$850.20

**4. If Exemption Claimed:**

- a. Transfer Tax Exemption per \_\_\_\_\_
- b. Explain Reason for Exemption: \_\_\_\_\_

5. Partial Interest: Percentage being transferred 100 %

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 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.

Date: 8/19/2015

Signature: *Vanessa Cajusay* Capacity: Assistant Secretary

**SELLER (GRANTOR) INFORMATION**

(Required)

Print Name: Quality Loan Service Corp.

Address: 411 Ivy Street

City: San Diego

State: CA Zip: 92101

**BUYER (GRANTEE) INFORMATION**

(Required)

Print Name: Nevada Home Retention Program Series Holding, Llc

Address: c/o LenderLive Network Inc. 710 S Ash Street, Ste. 200

City: Glendale

State: CO Zip: 80246

**COMPANY REQUESTING RECORDING**

Print Name: Title365 Company Escrow No.: 733-1400262-70

Address: 5000 Birch St #150

City: Newport Beach State: CA Zip: 92660