

DOUGLAS COUNTY, NV
RPTT:\$440.70 Rec:\$16.00
\$456.70 Pgs=3

2016-874973
01/06/2016 01:22 PM

STEWART CENTRALIZED TITLE SERVICES 2
KAREN ELLISON, RECORDER

APN No.: **1321-29-001-001**
Recording Requested by:

When Recorded Mail to:
Bank of America, N.A.
ATTN Kim Sexton SLRM Sr Lien
1800 Tapo Canyon Road
MS CA6-914-0130
Simi Valley, CA 93063

Forward tax statements to the address given above

TS No.: **NV-14-638188-CL**
Order No.: **8476427**

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: **\$440.70**

The undersigned grantor declares:

The grantee herein WASN'T the foreclosing beneficiary.

The amount of the unpaid debt together with costs was: **\$112,677.65**

The amount paid by the grantee at the trustee sale was: **\$112,718.00**

The documentary transfer tax is:

Said property is in the City of: **GARDNERVILLE, 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 **Bank of America, N.A.**

(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:

THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 29 TOWNSHIP 13 NORTH, RANGE 21 EAST, M.D.B. AND M., COUNTY OF DOUGLAS, STATE OF NEVADA.

This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by **JOE C MAYFIELD, TRUSTEE, OR HIS SUCCESSORS IN TRUST UNDER THE JOE C. MAYFIELD 2009 REVOCABLE LIVING TRUST, DATED MAY 11, 2009 AND ANY AMENDMENTS THERETO**, as trustor, dated 9/20/2012, and recorded on 10/11/2012 as instrument number **810735**, in Book **1012**, Page **3058**, 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 **11/3/2014**, instrument no **2014-852029**, 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.

All requirements per Nevada Statutes regarding the mailing, personal delivery and publication of copies of Notice of Breach 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 **6/17/2015**. Grantee, being the highest bidder at said sale became the purchaser of said property for the amount bid, being **\$112,718.00**, in lawful money of the United States, in pro per, receipt thereof is hereby acknowledged in full/partial satisfaction of the debt 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-14-638188-CL

Date: 6/24/15

QUALITY LOAN SERVICE CORPORATION

Kathly Rush
By: Kathlene Danaher-Rush, 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 JUN 24 2015 before me, COURTNEY PATANIA a notary public, personally appeared KATHLENE DANAHER-RUSH, 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)

[Signature]
Signature

COURTNEY PATANIA



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1321-29-001-001
 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
Notes: _____

3. Total Value/Sales Price of Property: \$112,718.00
 Deed in Lieu of Foreclosure Only (value of property): _____
 Transfer Tax Value: \$112,718.00
 Real Property Transfer Tax Due: \$440.70

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption per NRS 375.090, Section (2)
 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 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: 6/24/15
 Signature: Kathlene Danaher-Rush Capacity: Assistant Secretary
 Signature: _____ Capacity: _____

**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: Bank of America, N.A.
 Atten: Kim Sexton, SLRM Sr. Lien
 Address: 1800 Tapo Canyon Road MS CA6-914-0130
 City: Simi Valley
 State: CA Zip: 93063

COMPANY REQUESTING RECORDING

Print Name: _____ Escrow No.: _____
 Address: _____
 City: _____ State: _____ Zip: _____