

DOUGLAS COUNTY, NV **2016-889980**
RPTT:\$781.95 Rec:\$15.00
\$796.95 Pgs=2 11/02/2016 09:31 AM
FIRST AMERICAN NATIONAL DEFAULT NV
KAREN ELLISON, RECORDER

RECORDING COVER PAGE

APN 1121-05-515-018

TRUSTEE'S DEED UPON SALE

Trustee Sale No. NV05000009-16-1

Title Order No. 8615090

RECORDING REQUESTED BY:

First American Title Company

WHEN RECORDED MAIL DEED
AND TAX STATEMENT TO:

**Wells Fargo Bank, N.A.
3476 Stateview Blvd.
Fort Mill, SC 29715**

This page provides additional information required by NRS 111.312 Sections 1-2.

TRUSTEE'S DEED UPON SALE

The undersigned Grantor declares:

- 1) The Grantee herein was the foreclosing Beneficiary.
- 2) The amount of the unpaid debt together with costs was: **\$214,499.57**
- 3) The amount paid by the Grantee at the Trustee sale was: **\$200,100.00**
- 4) The documentary transfer tax is: **\$781.95**
- 5) Said property is in the city of: GARDNERVILLE

and **MTC Financial Inc. dba Trustee Corps**, herein called "Trustee", as Trustee (or as Successor Trustee) of the Deed of Trust hereinafter described, hereby grants and conveys, but without covenant or warranty, express or implied, to **Wells Fargo Bank, N.A.**, herein called "Grantee", the real property in the County of Douglas, State of Nevada, described as follows: **LOT 146, AS SET FORTH ON RECORD OF SURVEY FOR PINEVIEW DEVELOPMENT, UNIT 5, IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, FILED FOR RECORD IN THE OFFICE OF THE DOUGLAS COUNTY RECORDER ON JULY 26, 2004 IN BOOK 704, PAGE 10502 AS DOCUMENT NO. 619666 OF OFFICIAL RECORDS.**

This deed is made pursuant to the authority and powers given to Trustee (or to Successor Trustee) by law and by that certain Deed of Trust dated January 15, 2013, made to DONALD R BATES, A MARRIED PERSON and recorded on January 23, 2013, as Instrument No. 816849, in Book 113, on Page 6505, of official records in the Office of the Recorder of Douglas County, Nevada, Trustee (or Successor Trustee) having complied with all applicable statutory provisions and having performed all of his duties under the said Deed of Trust.

All requirements of law and of said Deed of Trust relating to this sale and to notice thereof having been complied with. Pursuant to the Notice of Trustee's Sale, the above described property was sold by Trustee (or Successor Trustee) at public auction on **October 26, 2016** at the place specified in said Notice, to Grantee who was the highest bidder therefore, for **\$200,100.00** cash, in lawful money of the United States, which has been paid.

Dated: 11/1/16

MTC Financial Inc. dba Trustee Corps

Rafael Bruno

By: Rafael Bruno, Authorized Signatory

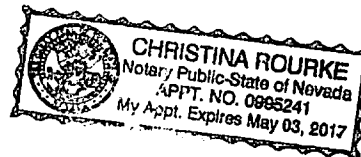
State of NEVADA
County of CLARK

This instrument was acknowledged before me on November 1, 2016, by RAFAEL BRUNO.

Christina Rourke
Notary Public Signature

Christina Rourke
Printed Name

My Commission Expires: 5/3/17



**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a. 1121-05-515-018
- 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
- Other

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3. a. Total Value/Sales Price of Property
- b. Deed in Lieu of Foreclosure Only (value of property)
- c. Transfer Tax Value:
- d. Real Property Transfer Tax Due

\$ 200,100.00
 (_____)
 \$ 200,100.00
 \$ 781.95

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption per NRS 375.090, Section _____
- b. Explain Reason for Exemption: BID + COSTS

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 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 [Signature] as authorized agent 11-1-16 Capacity: Grantor

Signature [Signature] as authorized agent 11-1-16 Capacity: Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Katherine Le, Docs Processor
 Print Name: MTC Financial Inc. dba Trustee Corps
 Address: 3571 Red Rock St., Ste B
 City: Las Vegas
 State: NV Zip: 89103

Print Name: Wells Fargo Bank, N.A.
 Address: 3476 Stateview Blvd.
 City: Fort Mill
 State: SC Zip: 29715

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

Print Name: First American Title Company
 Address: 3 First American Way
 City: Santa Ana

Escrow # 8615090
 State: CA Zip: 92707