

APN# : 1219-26-001-025
RPTT: \$2,577.90

Recording Requested By:
James R. O'Brien

When Recorded Mail To:
James R. O'Brien and Jessie L.
O'Brien
108 Marquis Terrace
Dayton, NV
89403

Mail Tax Statements to: (deeds only)
Same as Above

(space above for Recorder's use only)

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons.
(Per NRS 239B.030)

Signature



A. Kromberg

Agent

This document is being
recorded as an
accommodation only.

Trustees Deed Upon Sale

This page added to provide additional information required by NRS 111.312
(additional recording fee applies)

APN No.: 1219-26-001-025
Recording Requested by:

When Recorded Mail to:
James O'Brien
108 Marquis Terrace
Dayton, NV 89403

Forward tax statements to the address given above

TS No.: NV-14-640949-RY
Order No.: 140207064-NV-VOW

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: \$2,577.90

The undersigned grantor declares:

The grantee herein WASN'T the foreclosing beneficiary.

The amount of the unpaid debt together with costs was: \$599,777.85

The amount paid by the grantee at the trustee sale was: \$661,000.00

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

James R. O'Brien and Jessi L. O'Brien husband and wife, as joint tenants with right of survivorship

(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 19, OF GREEN ACRES, ACCORDING TO THE MAP THEREOF, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON SEPTEMBER 19, 1966, IN BOOK 44, PAGE 233, AS DOCUMENT NO. 34001.

This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by **TERRY LIBBON, MARRIED & SOLE OWNER**, as trustor, dated 9/6/2005, and recorded on 9/12/2005 as Instrument No. 0654853, Book 0905, Page 3927 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 1/26/2017, instrument no 2017-893846, Book , Page , of Official records. The Trustee of record at the relevant time 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 9/20/2017. Grantee, being the highest bidder at said sale became the purchaser of said property for the amount bid, being \$661,000.00, 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-14-640949-RY

Date: 9/26/17 QUALITY LOAN SERVICE CORPORATION

C. McMullen

By: Caitlan McMullen, 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 SEP 26 2017 before me, Katherine A. Davis a notary public, personally appeared Caitlan McMullen, 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.

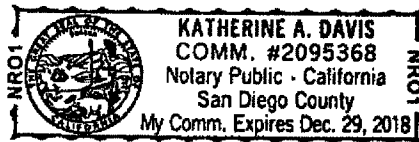
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

(Seal)

Signature

Katherine A. Davis
Katherine A. Davis



STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)
 a) 1219-26-001-025

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	
DOCUMENT/INSTRUMENT #:	_____
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

3. Total Value/Sales Price of Property:	\$661,000.00
Deed in Lieu of Foreclosure Only (value of property)	(_____)
Transfer Tax Value:	\$661,000.00
Real Property Transfer Tax Due:	\$2,577.90

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 [Signature] Capacity agent for Grantor
 Signature [Signature] Capacity Grantee

SELLER (GRANTOR) INFORMATION (REQUIRED)

Print Name: Quality Loan Servicing
 Address: 411 Ivy Street
 City: San Diego
 State: CA Zip: 92101

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: James R. O'Brien and Jessi L. O'Brien
 Address: 108 Marquis Terrace
 City: Dayton
 State: NV Zip: 89403

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: eTRCo, LLC. On behalf of Western Title Company
 Address: McCarran Branch
6774 So. McCarran Blvd. Suite 102A
 City/State/Zip: Reno, NV 89509

Esc. #: ASKAccomm1