



KAREN ELLISON, RECORDER

Assessor's Parcel Number: 1318-23-411-013

Recording Requested By:

Name: Tanya Scott

Address: 196 Pine Ridge Drive

City/State/Zip Stateline, NV 89449

Real Property Transfer Tax: \$

Notice of Sheriff's Sale

(Title of Document)

This page added to provide additional information required by NRS 111.312 Sections 1-2. (Additional recording fee applies)

This cover page must be typed or legibly hand printed.

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5 Attorney for Plaintiff,
6 THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK SUCCESSOR
TRUSTEE TO JPMORGAN CHASE BANK, N.A., AS TRUSTEE FOR THE STRUCTURED
7 ASSET MORTGAGE INVESTMENTS II TRUST, MORTGAGE PASS-THROUGH
CERTIFICATES, SERIES 2006-AR2,
8

9 **IN THE NINTH JUDICIAL DISTRICT COURT OF THE STATE OF NEVADA**
10 **IN AND FOR THE COUNTY OF DOUGLAS**

11 THE BANK OF NEW YORK MELLON)
F/K/A THE BANK OF NEW YORK)
12 SUCCESSOR TRUSTEE TO JPMORGAN)
CHASE BANK, N.A., AS TRUSTEE FOR)
13 THE STRUCTURED ASSET MORTGAGE)
INVESTMENTS II TRUST, MORTGAGE)
14 PASS-THROUGH CERTIFICATES, SERIES)
2006-AR2,)

) Case No. 15CV0297

) Dept.: 1

) **NOTICE OF SHERIFF'S SALE OF REAL**
PROPERTY UNDER EXECUTION

15 Plaintiff,)

16 v.)

17 TERRY F. LAYMANANCE; DOES I-X; and)
ROES 1-10 inclusive,)

18 Defendants.)

19 By virtue of notice of a Judgment entered by the Ninth Judicial District Court in and
20 for Douglas County Nevada in the above-captioned case on May 19, 2017 and a Writ of
21 Execution issued by the Clerk of the Ninth Judicial District Court in and for Douglas County,
22 Nevada on August 4, 2017, in the above and entitled action, the Sheriff of Douglas County,
23 Nevada will on Thursday (day), the 14th (date) of December (month) of
24 2017 (year) at 12:30 (time) P.M. a.m./pm located at 1038 Buckeye Rd., Minden, NV
25 89423, conduct a public auction for sale to the highest bidder for cash, all the right, title, claim
26

1 and interest of said Defendant Terry F. Laymance, of, in and to the following described property
2 to wit:

3 OWNERS OF RECORD: Jason A. Kalisz and Terry F. Laymance.

4 PHYSICAL PROPERTY ADDRESS: 196 PINE RIDGE DRIVE, STATELINE, Nevada 89449.

5 LEGAL DESCRIPTION:

6 THE LAND REFERRED TO HEREIN IS SITUATED IN THE STATE OF
7 NEVADA, COUNTY OF DOUGLAS DESCRIBED AS FOLLOWS: LOT 14,
8 AS SHOWN ON THE MAP OF PINE RIDGE SUBDIVISION, FILED IN THE
9 OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY,
10 NEVADA, ON AUGUST 8, 1956, AS DOCUMENT NO. 11664.

11 APN #: 1318-23-411-013

12 This property is being sold subject to all prior liens and encumbrances pending against
13 the property and subject to all easements, restrictions of record, taxes, and special assessments
14 pending against the property. Only U.S. currency will be accepted and payment must be made in
15 full immediately upon conclusion of the sale.

16 NOTICE IS FURTHER GIVEN that the purchaser at such sale shall take title to the
17 above described real property subject to a one (1) year right of redemption pursuant to NRS
18 21.210.

19 Only Cash or Certified Funds will be accepted and payment must be made in full
20 immediately upon conclusion of the sale.

21 **PROSPECTIVE BIDDERS, READ THIS SECTION CAREFULLY.** Before
22 bidding at the sale, a prospective bidder should independently investigate the priority of the lien
23 or interest of the judgment creditor; land use laws and regulations applicable to the property;
24 approved uses for the property; limits on farming or forest practices on the property; rights of
25 neighboring property owners; environmental laws and regulations that affect the property; make
26

1 their own examination of the title and the condition of the property; and to consult their own
2 attorney before bidding.

3
4 For questions relating to the foreclosure status you may contact:

5
6 McCarthy & Holthus, LLP
9510 West Sahara Ave., Suite 200
7 Las Vegas, NV 89117
(702) 685-0329 reference: NV-13-561685-JUD

8 SHERIFF OF DOUGLAS COUNTY, NEVADA

9
10 By: 
Deputy

11
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14
15 Respectfully submitted,
16 McCarthy & Holthus, LLP

17
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