

DOUGLAS COUNTY, NV      **2018-915537**  
Rec:\$35.00  
\$35.00      Pgs=3      **06/15/2018 10:44 AM**  
FIRST AMERICAN - NVOD LAS VEGAS  
KAREN ELLISON, RECORDER

RECORDING REQUESTED BY  
AND WHEN RECORDED MAIL TO  
First American Title Insurance Company  
400 S. Rampart Blvd, Suite 290  
Las Vegas, NV89145

Batch ID: Foreclosure HOA 76522-SS11-HOA

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APN: See Schedule "1"

## NOTICE OF DEFAULT AND ELECTION TO SELL PROPERTY UNDER ASSOCIATION LIEN

Lien information is shown on **Schedule "1"** attached hereto and made a part hereof.

NOTICE IS HEREBY GIVEN that **Tahoe at South Shore Vacation Owners Association, Inc., a Nevada nonprofit corporation** ("Association") is the lienholder and beneficiary under a Notice of Delinquent Assessment Lien ("NOL"), recorded as shown on **Schedule "1"**, of official Records in the office of the Recorder of Douglas County, Nevada securing obligations in favor of said Association, pursuant to the terms contained in the Declaration, and as provided for under Chapter 119A.550, Nevada Revised Statutes. The Owner(s) of the property, as shown on **Schedule "1"**, are in breach and default for failure to pay delinquent Assessment payments for that certain Timeshare Estate as described in the Declaration recorded on **12/05/2002 Book 1202, Page 2182** of Official Records of Douglas County, Nevada and in particular that certain timeshare interval commonly described as **Legal Description Variables** as shown on **Schedule "1"**.

Property Address is: **180 Elks Point Road, Zephyr Cove, NV 89448**. The amount of delinquent assessment, property taxes, fees, and collection costs and / or penalties are as shown on **Schedule "1"** as **"Sum Due"**.

The Association has appointed **First American Title Insurance Company**, a Nebraska corporation, as its Agent to facilitate in the foreclosure of the above referenced NOL. The Association has executed and delivered to said Agent, a written Declaration and Demand for Sale, and has deposited with Agent all documents evidencing the obligations secured thereby and has elected and does hereby elect to cause the herein described property, liened by said Association, to be sold to satisfy the obligations secured thereby.

NOTICE IS HEREBY GIVEN THAT THIS ACTION IS AN ATTEMPT TO COLLECT A DEBT, THAT ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE, AND THAT THE DEBT MAY BE DISPUTED. NOTWITHSTANDING THE FOREGOING, TO THE EXTENT THAT ANY DEBT ASSOCIATED WITH ANY ONE OR MORE OF THE LIENS DESCRIBED ON EXHIBIT 'A' HERETO MAY HAVE BEEN DISCHARGED IN A BANKRUPTCY PROCEEDING UNDER TITLE 11 OF THE UNITED STATES CODE, PLEASE BE ADVISED THAT THIS IS AN ACTION TO COLLECT A DEBT IN REM AGAINST THE PROPERTY ENCUMBERED BY SUCH LIEN AND NOT IN PERSONAM AGAINST ANY OBLIGOR.

**First American Title Insurance Company, a Nebraska Corporation**  
400 S. Rampart Blvd. Ste. 290, Las Vegas, NV 89145 – Phone: (866) 505-9107

Dated: 6-14-18

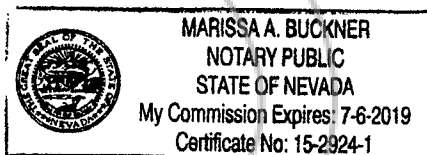
Janet Castanon

Janet Castanon, Authorized Agent for the Association

STATE OF NEVADA )  
COUNTY OF CLARK )

This instrument was acknowledged before me, Marissa A. Buckner the undersigned Notary Public on  
6-14-18 by: Janet Castanon, Trustee Sale Officer of First American Title  
Insurance Company, known or proved to me to be the person executing the foregoing instrument.

Marissa A. Buckner  
Marissa A. Buckner  
Appt. No. #15-2924-1  
Notary Public (My commission expires: 07-06-2019)



**Schedule "1"**

| Contract No. | Legal Description Variables   | Owner(s)   | APN             | Lien Recording Date | Lien Recording Reference | Sum Due  |
|--------------|---|--|-----------------|---------------------|--------------------------|----------|
| 570603704    | UNDIVIDED INTEREST:<br>84,000/109,787,500<br>UNIT(S): 8101, 8102,<br>8103, 8201, 8202, 8203,<br>8301, 8302, AND 8303<br>POINTS: 168000<br>OWNERSHIP INTEREST:<br>Biennial Odd | PACIENCIA M. BALITBIT, and the<br>unrecorded interest of the spouse of<br>PACIENCIA M. BALITBIT and<br>GODOFREDO G BALITBIT, and the<br>unrecorded interest of the spouse of<br>GODOFREDO G BALITBIT | 1318-15-818-001 | 05/08/2018          | Inst: 2018-913929        | \$560.28 |

