

DOUGLAS COUNTY, NV  
RPTT:\$1673.10 Rec:\$35.00  
\$1,708.10 Pgs=2 09/10/2018 02:13 PM  
PREMIER AMERICAN TITLE  
KAREN ELLISON, RECORDER

RECORDING REQUESTED BY:  
National Default Servicing Corporation

WHEN RECORDED MAIL TO:  
National Default Servicing Corporation  
7720 N 16<sup>th</sup> Street, Suite 300  
Phoenix, AZ 85020

FORWARD TAX STATEMENTS TO:  
Broad Street Funding Trust 1  
C/O CELINK  
3900 CAPITAL CITY BLVD.  
LANSING, MI 48906  
APN: 1220-16-112-005

NDSC File No. : 17-01339-CL-NV  
Title Order No. : 61701375

### TRUSTEE'S DEED UPON SALE

Transfer Tax : \$1,673.10  
The Grantee herein WAS the Beneficiary  
The amount of the unpaid debt was \$428,885.00  
The amount paid by the Grantee was \$428,885.00  
The property is in the city of Gardnerville, County of Douglas, State of NV.

National Default Servicing Corporation, an Arizona Corporation, as the duly appointed Trustee (or successor Trustee or Substituted Trustee), under a Deed of Trust referred to below, and herein called "Trustee", does hereby grant without any covenant or warranty to :

**Broad Street Funding Trust 1**

herein called Grantee, the following described real property situated in Douglas County :

**LOT 40, IN BLOCK C, AS SHOWN ON THE FINAL MAP OF PLEASANTVIEW PHASE II, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA, ON MARCH 19, 1992, IN BOOK 392, PAGE 3138, DOCUMENT NO. 273622.**

This conveyance is made pursuant to the powers conferred upon Trustee by said Deed of Trust executed by Jack Lake and B. Jeanneane Lake, husband and wife as joint tenants, as Trustor, recorded on 11/13/2008 as Instrument No. 733089 Bk 1108 Pg 2796 (or Book, Page) of the Official Records of Douglas County, NV.

All requirements of law regarding the recording and mailing of copies of the Notice of Default and Election to Sell, the recording, mailing, posting, and publication of the Notice of Trustee's Sale have been complied with.

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Trustee's Deed Upon Sale

NDSC File No. : 17-01339-CL-NV

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 **08/29/18** Grantee, being the highest bidder at said sale became the purchaser of said property for the amount bid, which amount was **\$428,885.00**.

Dated : 9/5/18

National Default Servicing Corporation, an Arizona Corporation

By: *Genevieve Mada*  
Genevieve Mada, Trustee Sales Officer

State of: Arizona

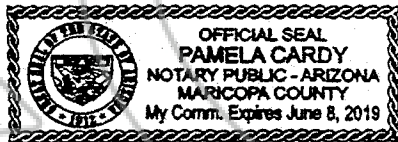
County of: Maricopa

On 9/5, 2018, before me, the undersigned, a Notary Public for said State, personally appeared **Genevieve Mada**, personally known to me be (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal,

Signature

*Pamela Cardy*



STATE OF NEVADA  
DECLARATION OF VALUE FORM

- 1 Assessor Parcel Number(s)  
 a) 1220-16-112-005  
 b) \_\_\_\_\_  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

- 2 Type of Property:
- |                             |              |  |                  |
|-----------------------------|--------------|--|------------------|
| a) <input type="checkbox"/> | Vacant Land  | b) <input checked="" type="checkbox"/> | Single Fam. Res. |
| c) <input type="checkbox"/> | Condo/Twnhse | d) <input type="checkbox"/>            | 2-4 Plex         |
| e) <input type="checkbox"/> | Apt. Bldg    | f) <input type="checkbox"/>            | Comm'/Ind'l      |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/>            | Mobile Home      |
| <input type="checkbox"/>    | Other _____  |  |                  |

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

3. a Total Value/Sales Price of Property \$428,885.00  
 b Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_ )  
 c Transfer Tax Value: \$428,885.00  
 d Real Property Transfer Tax Due \$1,673.10

4. **If Exemption Claimed:**  
 a Transfer Tax Exemption per NRS 375.090, \_\_\_\_\_  
 b Explain Reason for Exemption: \_\_\_\_\_  
 Includes Bid plus cost

5. Partial Interest: Percentage being transferred: \_\_\_\_\_ %  
 The undersigned declare 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: *Genevieve Mada* Capacity: Trustee Sales Officer  
 Genevieve Mada, 17-01339-CL-NV

Signature: _____	Capacity: <u>Grantee</u>
<b><u>SELLER (GRANTOR) INFORMATION</u></b>	<b><u>BUYER (GRANTEE) INFORMATION</u></b>
National Default Servicing Corp.	Broad Street Funding Trust I
7720 N. 16 <sup>th</sup> Street, Suite 300	C/O CELINK
Phoenix, AZ 85020	3900 CAPITAL CITY BLVD.
	LANSING MI 48906

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

Print Name: \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_

Escrow #: 61701375  
 Premier American Title Agency, Inc.  
 400 N. Stephanie Street, Suite 140  
 Sta Henderson, NV 89014

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED