

A.P.N.: 1219-03-002-082

DOUGLAS COUNTY, NV  
RPTT:\$3110.25 Rec:\$35.00  
\$3,145.25 Pgs=2 10/04/2018 09:16 AM  
SERVICELINK TITLE AGENCY INC.  
KAREN ELLISON, RECORDER

**RECORDING REQUESTED BY:**

SABLES, LLC, a Nevada limited liability company

**AND WHEN RECORDED TO:**

WILMINGTON TRUST, NATIONAL ASSOCIATION, AS SUCCESSOR  
INDENTURE TRUSTEE, TO CITIBANK, N.A. AS INDENTURE TRUSTEE OF  
STRUCTURED ASSET MORTGAGE INVESTMENTS II INC.,  
BEAR STEARNS ARM TRUST 2007-2, MORTGAGE-BACKED NOTES, SERIES 2007-2  
8742 Lucent Blvd., Ste. 300  
Highlands Ranch, CO 80129  
Forward Tax Statements to  
the address given above

SPACE ABOVE LINE FOR RECORDER'S USE

T.S. # 15-35795

Order #: 150145698-NV-VOO

**TRUSTEE'S DEED UPON SALE**

**THIS TRANSACTION IS EXEMPT FROM THE REQUIREMENTS OF THE REVENUE AND TAXATION CODE, SECTION 480.3**

Transfer Tax: \$3,110.25

The Grantee Herein WAS the Foreclosing Beneficiary.

The Amount of the Unpaid Debt was \$1,329,547.60

The Amount Paid by the Grantee was \$797,397.65

Said Property is in the City of GARDNERVILLE, County of Douglas

SABLES, LLC, a Nevada limited liability company, 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 WILMINGTON TRUST, NATIONAL ASSOCIATION, AS SUCCESSOR INDENTURE TRUSTEE, TO CITIBANK, N.A. AS INDENTURE TRUSTEE OF STRUCTURED ASSET MORTGAGE INVESTMENTS II INC., BEAR STEARNS ARM TRUST 2007-2, MORTGAGE-BACKED NOTES, SERIES 2007-2 (herein called Grantee) but without covenant or warranty, expressed or implied, all rights, 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: All that certain real property situate in the County of Douglas, State of Nevada, described as follows: Lot 10, as shown on the official map of JONES RANCH ACRES, filed for record in the office of the County Recorder of Douglas County, Nevada, on July 5, 1979, in Book 779, Page 264, as Document No. 34026, and Certificate of Amendment recorded June 18, 1981, in Book 681, page 1628, as Document No. 57434. EXCEPTING THEREFROM Parcels 2 and 3 of PARCEL MAP NO. 429606, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on December 31, 1997, in Book 1297, Page 6109, as Document No. 429608, as conveyed by Deed recorded September 8, 1999, in Book 999, Page 1109, Document No. 476068 Said land also being known as Parcel of PARCEL MAP NO. 429606, according to the map thereof, filed in the office of the County Recorder of Douglas County, State of Nevada, on December 31, 1997, in Book 1297, Page 6109, as Document No. 429608. 299 MOTTSVILLE LANE GARDNERVILLE, Nevada 89460

This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by BRETT A KIMBALL, AND KAREN A KIMBALL, HUSBAND AND WIFE AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP as Trustor, dated 10/26/2006 of the 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 11/14/2006, as Instrument No. 0688514, in Book 1106, Page 4466-4487, of official records.

# TRUSTEE'S DEED UPON SALE

T.S. #: 15-35795

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Trustee 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 Breach 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 return receipt mail, postage pre-paid to each person entitled to notice in compliance with Nevada Civil Code 107.050.

All requirements per Nevada Statutes regarding the mailing, personal delivery and publication of copies of Notice of Default 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 9/26/2018. Grantee, being the highest bidder at said sale became the purchaser of said property for the amount bid, being \$ \$797,397.65, in lawful money of the United States, in pro per, receipt there of is hereby acknowledged in full/partial satisfaction of the debt secured by said Deed of Trust.

In witness thereof, SABLES, LLC, a Nevada limited liability company, as Trustee, has this day, caused its name to be hereunto affixed.

Date: 10/2/2018

SABLES, LLC, a Nevada limited liability company



Kelly Reynaga, Trustee Sale Officer

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.

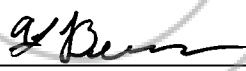
THIS INSTRUMENT IS RECORDED AT THE REQUEST OF SERVICELINK AS AN ACCOMMODATION ONLY. IT HAS NOT BEEN EXAMINED AS TO ITS EXECUTION OR AS TO ITS EFFECTS UPON TITLE.

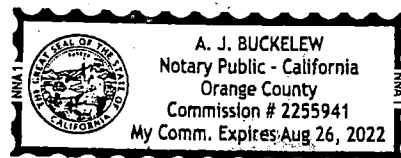
State of CALIFORNIA  
County of ORANGE

On 10/2/2018 before me, the undersigned, A.J. Buckelew Notary Public, personally appeared Kelly Reynaga 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.

Signature  (Seal)  
A.J. Buckelew



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

**1. Assessor Parcel Number(s)**

- a) 1219-03-002-082
- 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)  Home
- Mc  Other

<b>FOR RECORDER'S OPTIONAL USE ONLY</b>	
Book: _____	Page _____
Date of Recording: _____	
Notes: _____	

- 3. a. Total Value/Sales Price of Property \$797,397.65
- b. Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_ )
- c. Transfer Tax Value: \$797,397.65
- d. Real Property Transfer Tax Due \$3,110.25

**4. If Exemption Claimed:**

- a. Transfer Tax Exemption per NRS 375.090, Section \_\_\_\_\_
- b. Explain Reason for Exemption: \_\_\_\_\_

**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 \_\_\_\_\_ Capacity AGENT

Signature \_\_\_\_\_ Capacity AGENT

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**

Print Name: Sables, LLC

Address: 3753 Howard Hughes Parkway, Suite 200, Las Vegas, NV 89169

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**

Print Name: WILMINGTON TRUST, NATIONAL ASSOCIATION, AS SUCCESSOR INDENTURE TRUSTEE, TO CITIBANK, N.A. AS INDENTURE TRUSTEE OF STRUCTURED ASSET MORTGAGE INVESTMENTS II INC., BEAR STEARNS ARM TRUST 2007-2, MORTGAGE-BACKED NOTES, SERIES 2007-2

Address: 8742 Lucent Blvd., Ste. 300 Highlands Ranch, CO 80129

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

Print Name: Servicelink Escrow #: \_\_\_\_\_

Address: 3220 El Camino Real

City: Irvine State: CA Zip: 92602