

DOUGLAS COUNTY, NV **2018-920451**
RPTT:\$1716.00 Rec:\$35.00
\$1,751.00 Pgs=2 10/04/2018 09:22 AM
SERVICELINK TITLE AGENCY INC.
KAREN ELLISON, RECORDER

A.P.N.: 1320-30-215-004

RECORDING REQUESTED BY:
SABLES, LLC, a Nevada limited liability company

AND WHEN RECORDED TO:
THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK,
AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWALT, INC.,
ALTERNATIVE LOAN TRUST 2005-63, MORTGAGE PASS-THROUGH
CERTIFICATES, SERIES 2005-63
4425 Ponce De Leon Blvd. 5th Floor
Coral Gables, FL 33146

Forward Tax Statements to
the address given above

SPACE ABOVE LINE FOR RECORDER'S USE

T.S. # 14-27387
Order #: 1596622

TRUSTEE'S DEED UPON SALE

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

Transfer Tax: \$1,716.00

The Grantee Herein WAS the Foreclosing Beneficiary.

The Amount of the Unpaid Debt was \$852,330.20

The Amount Paid by the Grantee was \$440,000.00

Said Property is in the City of MINDEN, 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 THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2005-63, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-63

(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: PARCEL ONE: Lot B-4 as shown on the Map of Ironwood Townhomes, iled in the office of the Douglas County Recorder on August 23, 200 in Book 0805, Page 10879 as File No. 653084, Official Records. PARCEL TWO: The appurtenant garage unit known as Lot G-4, as shown on the Map of Ironwood Townhomes, filed in the office of the Douglas County Recorder on August 23, 2005 in Book 0805, Page 10879 as File No. 653084, Official Records, as established in Covenants, Conditions and Restrictions recorded August 23, 2005 in Book 0805, Page 10880 as File No. 653085, Official Records. PARCEL THREE: An easement for ingress and egress as set forth in the Grant of Easement recorded August 23, 2005 in Book 805, page 10940, Document No. 653086.

1751 PINWOOD DR #B-4
MINDEN, NV 89423

This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by JESUS H MOTTA, AND KRISTY Y MOTTA, HUSBAND AND WIFE AS JOINT TENANTS as Trustor, dated 9/6/2005 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 9/14/2005, as Instrument No. 0655048, in Book 0905, Page 4856, of official records.

TRUSTEE'S DEED UPON SALE

T.S. #: 14-27387
Order #: 1596622

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 \$ \$440,000.00, 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.

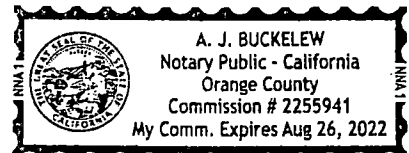
State of CALIFORNIA
County of ORANGE

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) 1320-30-215-004
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
i) Other _____

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

3. a. Total Value/Sales Price of Property: \$440,000.00
b. Deed in Lieu of Foreclosure Only (value of property): _____
c. Transfer Tax Value: \$440,000.00
d. Real Property Transfer Tax Due: \$1,716.00

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 [Handwritten Signature] Capacity AGENT
Signature [Handwritten 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: THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2005-63, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-63
Address: 4425 Ponce De Leon Blvd. 5th Floor Coral Gables, FL 33146

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