

DOUGLAS COUNTY, NV

2019-927109

Rec:\$35.00

\$35.00

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03/27/2019 01:13 PM

FIRST AMERICAN TITLE INS CO - NATIONAL

KAREN ELLISON, RECORDER

RECORDING REQUESTED BY  
AND WHEN RECORDED MAIL TO  
First American Title Insurance Company  
400 S. Rampart Blvd, Suite 290  
Las Vegas, NV 89145

Batch ID: Foreclosure HOA 87791-KCOA2-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 **Kingsbury Crossing Owners Association**, a Nevada nonstock, 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 **02/16/1983** as **Document No. 76233** 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"**.

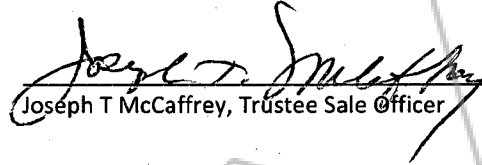
Property Address is: **133 Deer Run Ct., Stateline, NV 89449**. The amount of delinquent assessment, property taxes, fees, and collection costs and / or penalties are as shown on **Schedule "1"** as "**Sum Due**".

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.

**TO THE EXTENT THAT ANY DEBT ASSOCIATED WITH ANY OF THE ABOVE STATED AMOUNTS MAY HAVE BEEN DISCHARGED IN A BANKRUPTCY PROCEEDING UNDER TITLE 11 OF THE UNITED STATES CODE, PLEASE BE ADVISED THAT THIS IS AN IN-REM ACTION AGAINST THE PROPERTY ENCUMBERED BY THE LIEN AND NOT IN PERSONAM AGAINST ANY OBLIGOR.**

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

Dated: March 27, 2019

  
Joseph T McCaffrey, Trustee Sale Officer

State of FLORIDA)

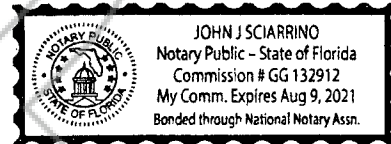
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County of SEMINOLE)

On March 27, 2019 before me, John J Sciarrino the undersigned Notary Public, personally appeared Joseph T McCaffrey personally known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his 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  (Seal)



Schedule "1"

Contract No.	Legal Description Variables	Owner(s)	APN	Lien Recording Date	Lien Recording Reference	Sum Due
470211281	Use Period: Annual UDI: 1/3213 Interval No.: 431034 Season: HIGH	ROMAS JASIUKONIS and the unrecorded interest of the spouse of ROMAS JASIUKONIS	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,294.38
470224902	Use Period: Annual UDI: 1/3213 Interval No.: 320406 Season: HIGH	CHANTILLAE N. SULLIVAN and ROBERT Y. OKAMOTO, Trustee of the ROBERT Y. OKAMOTO AND PEARL S. OKAMOTO REVOCABLE TRUST, dated March 27, 1999	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,440.95
470243181	Use Period: Annual UDI: 1/3213 Interval No.: 330302 Season: HIGH	ROSELINE R. VICTORINO and the Heirs and or Beneficiaries of the Estate of DAVID W. VICTORINO	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,294.38
470326012	Use Period: Annual UDI: 1/3213 Interval No.: 320407 Season: HIGH	CHANTILLAE N. SULLIVAN and ROBERT Y. OKAMOTO, Trustee of the ROBERT Y. OKAMOTO AND PEARL S. OKAMOTO REVOCABLE TRUST, dated March 27, 1999	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,440.95

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Contract No.	Legal Description Variables	Owner(s)	APN	Lien Recording Date	Lien Recording Reference	Sum Due
470534603	Use Period: Annual UDI: 1/3213 Interval No.: 430520 Season: LOW	MONCREE H COLEMAN and LILLIE M COLEMAN	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,294.38
470554131	Use Period: Annual UDI: 1/3213 Interval No.: 430425 Season: HIGH	PAUL G. EADES and PATRICIA A. EADES	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$990.24
470554141	Use Period: Annual UDI: 1/3213 Interval No.: 430426 Season: HIGH	PAUL G. EADES and PATRICIA A. EADES	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$990.24
470656981	Use Period: Annual UDI: 1/3213 Interval No.: 330310 Season: HIGH	DONNA JANE W. VOSLOH	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,142.31
470940121	Use Period: Annual UDI: 1/3213 Interval No.: 320133 Season: HIGH	MARCELINE MIMS and STACI D. MIMS	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,343.30
471029942	Use Period: Annual UDI: 1/3213 Interval No.: 320213 Season: HIGH	TIMESHARE TRADE INS, LLC	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,632.02
471030791	Use Period: Annual UDI: 1/3213 Interval No.: 431339 Season: HIGH	RON C. LEWIS	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,587.52
471036554	Use Period: Annual UDI: 1/3213 Interval No.: 431028 Season: HIGH	MATHIAS P CUISON and TRACY ANN K CUISON	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,894.73

Schedule "1"

Contract No.	Legal Description Variables	Owner(s)	APN	Lien Recording Date	Lien Recording Reference	Sum Due
471056701	Use Period: Annual UDI: 1/3213 Interval No.: 430427 Season: HIGH	UNKNOWN TRUSTEE, as Trustee of the RICHARD W. EADES FAMILY TRUST	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$990.24
471151793	Use Period: Annual UDI: 1/3213 Interval No.: 330604 Season: HIGH	CLINTON ALEXANDER FLEMMER and BARBARA FLEMMER	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,142.31
471210821	Use Period: Annual UDI: 1/3213 Interval No.: 320303 Season: HIGH	The Heirs and o Beneficiaries of the Estate of HARMON L MYERS and The Heirs and o Beneficiaries of the Estate of EDITH H MYERS	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,440.95
471211321	Use Period: Annual UDI: 1/3213 Interval No.: 430604 Season: HIGH	STEVEN A FORTIER and CAROLYN R FORTIER	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,367.66
471212162	Use Period: Annual UDI: 1/3213 Interval No.: 331144 Season: LOW	MARCUS NEITHERCUTT and JANICE NEITHERCUTT	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,142.32
471223561	Use Period: Annual UDI: 1/3213 Interval No.: 320110 Season: HIGH	GARY L. MELNIK and BRENDA JO MELNIK	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,734.08

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Contract No.	Legal Description Variables	Owner(s)	APN	Lien Recording Date	Lien Recording Reference	Sum Due
471223633	Use Period: Annual UDI: 1/3213 Interval No.: 421306 Season: HIGH	BRIAN COOK and ANN COOK	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,307.69
471238092	Use Period: Annual UDI: 1/3213 Interval No.: 321017 Season: HIGH	JAY SILVERMAN and the unrecorded interest of the spouse of JAY SILVERMAN	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,720.77
478803633	Use Period: Annual UDI: 1/3213 Interval No.: 410432 Season: HIGH	CLINT V. KUHL	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,128.49
478804532	Use Period: Annual UDI: 1/3213 Interval No.: 310134 Season: HIGH	JEROD D BLANTON and AUDREY BLANTON	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,452.63
478804542	Use Period: Annual UDI: 1/3213 Interval No.: 310135 Season: HIGH	LAURA CONTI and JOHN CONTI	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,142.30
478805483	Use Period: Annual UDI: 1/3213 Interval No.: 310450 Season: HIGH	TIMESHARE TRADE INS, LLC	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,440.95
478806212	Use Period: Annual UDI: 1/3213 Interval No.: 310331 Season: HIGH	SAMUEL LEE TOLES and PATRICIA LYNN TOLES	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$4,219.30

Schedule "1"

Contract No.	Legal Description Variables	Owner(s)	APN	Lien Recording Date	Lien Recording Reference	Sum Due
478806303	Use Period: Annual UDI: 1/3213 Interval No.: 310340 Season: HIGH	MARINA BAY AND MIDLER SERVICES LLC, A LIMITED LIABILITY COMPANY	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,427.63
479934586	Use Period: Annual UDI: 1/3213 Interval No.: 320618 Season: LOW	JUDITH E. GREENBURG and MICHAEL E WATERS JR	1318-26-101- 006	03/22/2019	Inst: 2019-926959	\$1,307.70