

DOUGLAS COUNTY, NV

2019-931258

Rec:\$35.00

\$35.00

Pgs=6

07/02/2019 08:33 AM

FIRST AMERICAN TITLE INS CO - NATIONAL

KAREN ELLISON, RECORDER

RECORDING REQUESTED BY:  
FIRST AMERICAN TITLE INSURANCE  
COMPANY

AND WHEN RECORDED MAIL TO:

FIRST AMERICAN TITLE INSURANCE  
COMPANY

Vacation Ownership Division  
400 Rampart Blvd Suite 290  
Las Vegas, NV 89145

Batch ID: Foreclosure HOA 87791-  
KCOA2-HOA

APN: 1318-26-101-006

This Notice of Sale is exempt from NRS 107.080 pursuant to sub-section 12(b)

### NOTICE OF TRUSTEE'S SALE

Date of Sale: 07/26/2019 at 10:00 AM

Place of Sale: In front of the North side public entrance to the Douglas County  
Courthouse, 1038 Buckeye Road AKA 1625 8th Street, Minden, NV 89423

First American Title Insurance Company, a Nebraska corporation, as Agent duly appointed, and pursuant to that certain Notice of Delinquent Assessment (NDA) recorded by Kingsbury Crossing Owners Association, a Nevada nonstock, nonprofit corporation (the "Association") in the Office of the Recorder of Douglas, County, Nevada, for property owned by the Owner(s), all as shown on Schedule "1", will sell at public auction for cash, lawful money of the United States of America, (a cashier's check payable to said Agent drawn on a state or national bank, a state or federal credit union, or a state or federal savings and loan association, or savings bank) all that right, title and interest conveyed to and now held by it under the NDA in the property situated in said County, describing the timeshare property therein to wit:

Those certain Timeshare Estates as described in the Declaration recorded on 02/16/1983 as Document No. 76233 and any amendments thereto (the "Declaration") and in particular that certain timeshare interval commonly described as Legal Description Variables as shown on Schedule "1";

The Property Address is: 133 Deer Run Ct., Stateline, NV, 89449. The undersigned Agent disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein.

Said sale will be made without covenant or warranty, express or implied, as to title, possession or encumbrances, to satisfy the amount of delinquent assessment, property taxes, fees, collection costs

and / or penalties as shown on **Schedule "1"** as **"Sum Due"**. Estimated Accrued Interest and additional advances, if any, may increase this figure prior to sale.

**WARNING! A SALE OF YOUR PROPERTY IS IMMINENT! UNLESS YOU PAY THE AMOUNT SPECIFIED IN THIS NOTICE BEFORE THE SALE DATE, YOU COULD LOSE YOUR TIMESHARE, EVEN IF THE AMOUNT IS IN DISPUTE. YOU MUST ACT BEFORE THE SALE DATE. IF YOU HAVE ANY QUESTIONS, PLEASE CALL (714) 696-3333.**

**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, (866) 505-9107

Dated: 7-2-19

  
\_\_\_\_\_  
Joseph T. McCaffrey, Trustee Sale Officer

State of FLORIDA)

SS

County of SEMINOLE)

On 7/2/19 before me, Ashley Kellom the undersigned Notary Public, personally appeared Joseph T. McCaffrey personally known to me (or 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.

WITNESS my hand and official seal.

Signature Ashley Kellom (Seal)



Schedule "1"

Lien Recording Date: 03/22/2019  
 Lien Recording Reference: Inst: 2019-926959

| Contract No. | Legal Description Variables   | Owner(s)  | Sum Due    |
|--------------|---|---|------------|
| 470211281    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 431034<br>Season: HIGH | ROMAS JASIUKONIS and the unrecorded interest of the spouse of<br>ROMAS JASIUKONIS   | \$1,449.48 |
| 470224902    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 320406<br>Season: HIGH | CHANTILLAE N. SULLIVAN and ROBERT Y. OKAMOTO, Trustee of the<br>ROBERT Y. OKAMOTO AND PEARL S. OKAMOTO REVOCABLE TRUST,<br>dated March 27, 1999 | \$1,596.05 |
| 470243181    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 330302<br>Season: HIGH | ROSELINE R. VICTORINO and the Heirs and or Beneficiaries of the<br>Estate of DAVID W. VICTORINO   | \$1,449.48 |
| 470326012    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 320407<br>Season: HIGH | CHANTILLAE N. SULLIVAN and ROBERT Y. OKAMOTO, Trustee of the<br>ROBERT Y. OKAMOTO AND PEARL S. OKAMOTO REVOCABLE TRUST,<br>dated March 27, 1999 | \$1,596.05 |
| 470534603    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 430520<br>Season: LOW  | MONCREE H. COLEMAN and LILLIE M. COLEMAN  | \$1,449.48 |
| 470554131    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 430425<br>Season: HIGH | PAUL G. EADES and PATRICIA A. EADES   | \$1,145.34 |
| 470554141    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 430426<br>Season: HIGH | PAUL G. EADES and PATRICIA A. EADES   | \$1,145.34 |

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| Contract No. | Legal Description Variables   | Owner(s)   | Sum Due    |
|--------------|---|--|------------|
| 470656981    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 330310<br>Season: HIGH | DONNA JANE W. VOSLOH   | \$1,297.41 |
| 470940121    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 320133<br>Season: HIGH | MARCELINE MIMS and STACI D. MIMS                                 | \$1,498.40 |
| 471029942    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 320213<br>Season: HIGH | TIMESHARE TRADE INS, LLC   | \$1,787.12 |
| 471030791    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 431339<br>Season: HIGH | RON C. LEWIS   | \$1,742.62 |
| 471036554    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 431028<br>Season: HIGH | MATHIAS P CUJISON and TRACY ANN K CUJISON                        | \$2,049.83 |
| 471056701    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 430427<br>Season: HIGH | UNKNOWN TRUSTEE, as Trustee of the RICHARD W. EADES FAMILY TRUST | \$1,145.34 |
| 471151793    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 330604<br>Season: HIGH | CLINTON ALEXANDER FLEMMER and BARBARA FLEMMER                    | \$1,297.41 |

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| 471210821    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 320303<br>Season: HIGH | The Heirs and o Beneficiaries of the Estate of HARMON L MYERS and<br>The Heirs and o Beneficiaries of the Estate of EDITH H MYERS | \$1,596.05 |
| 471211321    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 430604<br>Season: HIGH | STEVEN A FORTIER and CAROLYN R FORTIER  | \$1,522.76 |
| 471212162    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 331144<br>Season: LOW  | MARCUS NEITHERCUTT and JANICE NEITHERCUTT   | \$1,297.42 |
| 471223561    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 320110<br>Season: HIGH | GARY L. MELNIK and BRENDA JO MELNIK   | \$1,889.18 |
| 471223633    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 421306<br>Season: HIGH | BRIAN COOK and ANN COOK   | \$1,462.79 |
| 471238092    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 321017<br>Season: HIGH | JAY SILVERMAN and the unrecorded interest of the spouse of JAY<br>SILVERMAN   | \$1,875.87 |
| 478803633    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 410432<br>Season: HIGH | CLINT V. KUHL   | \$1,283.59 |

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| Contract No. | Legal Description Variables   | Owner(s)  | Sum Due    |
|--------------|---|---|------------|
| 478804532    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 310134<br>Season: HIGH | JEROD D BLANTON and AUDREY BLANTON                              | \$1,607.73 |
| 478804542    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 310135<br>Season: HIGH | LAURA CONTI and JOHN CONTI                                      | \$1,297.40 |
| 478805483    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 310450<br>Season: HIGH | TIMESHARE TRADE INS, LLC  | \$1,596.05 |
| 478806212    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 310331<br>Season: HIGH | SAMUEL LEE TOLES and PATRICIA LYNN TOLES                        | \$4,374.40 |
| 478806303    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 310340<br>Season: HIGH | MARINA BAY AND MIDLER SERVICES LLC, A LIMITED LIABILITY COMPANY | \$1,582.73 |
| 479934586    | Use Period: Annual<br>UDI: 1/3213<br>Interval No.: 320618<br>Season: LOW  | JUDITH E. GREENBURG and MICHAEL E WATERS JR                     | \$1,462.80 |