

NOTICE OF BREACH AND ELECTION TO
SELL UNDER DEED OF TRUST

NOTICE IS HEREBY GIVEN:

That ALEX A. NICKELL is Trustee under a Deed of Trust dated August 31, 1984, executed by GERALD LEE BOGGESS and NANCY LEE BOGGESS, Trustors, to secure obligations in favor of ALEX A. NICKELL, and recorded July 5, 1984, in Book 66, Page 45, File No. 82856, Official Records, Lincoln County, Nevada.

That the property located in Lincoln County, State of Nevada, described on the surface thereof as all of Lot 54, in Sun Gold Manor Unit No. 1, plat of which was recorded September 30, 1952, as Document No. 27842, in the Office of the County Recorder of Lincoln County, Nevada, is security under the Deed of Trust to secure an Agreement in the sum of Thirty Eight Thousand Dollars (\$38,000.00) with interest at the rate of Ten Percent (10%) per annum. That as of July 1, 1986, there is a principal balance due and owing of \$ 38,000.00, together with additional interest which has continued to accrue from that date.

That a breach of the obligations for which Trust Deed is security has occurred in that Debtors GERALD LEE BOGGESS and NANCY LEE BOGGESS have made no payment for principal and/or interest since October 1, 1986.

That by reason thereof, the undersigned, present beneficiary under such Trust Deed, has executed and delivered to said Trustee a written Declaration of Default and Demand for Sale, and has surrendered to said Trustee such trust deed and all documents evidencing obligations secured thereby, and has declared and does hereby declare all sums secure thereby immediately due and has elected and does hereby elect to cause the trust property to be sold to satisfy the obligations secured thereby.

...

LAW OFFICES
GARY D. FAIRMAN
A PROFESSIONAL CORPORATION
937 AVENUE S., P. O. BOX 8
ELY, NEVADA 89301
(702) 285-1411

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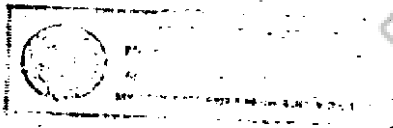
DATED: May 5, 1988

Alex A. Nickell
ALEX A. NICKELL

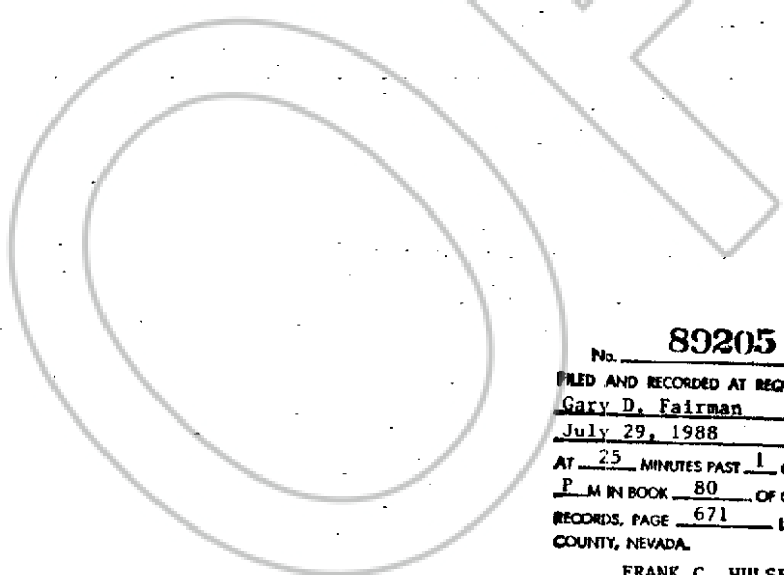
STATE OF NEVADA,)
County of Lincoln.) ss.

On this 5th day of May, 1988, personally appeared before me, a Notary Public, ALEX A. NICKELL, who acknowledged that he executed the foregoing instrument.

Margaret H. Jones
NOTARY PUBLIC



LAW OFFICES
GARY D. FAIRMAN
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No. 89205
FILED AND RECORDED AT REQUEST OF
Gary D. Fairman
July 29, 1988
AT 25 MINUTES PAST 1 O'CLOCK
P.M IN BOOK 80 OF OFFICIAL
RECORDS, PAGE 671 LINCOLN
COUNTY, NEVADA.
FRANK C. HULSE
COUNTY RECORDER
By Mara Condie, Deputy