

NV-11236 / 0960007

Notice of Default and Election to Sell Under Deed of Trust

NOTICE IS HEREBY GIVEN: THAT NEVADA TRUST DEED SERVICES INC., a corporation, is duly appointed Trustee under a Deed of Trust dated May 4, 1992 executed by WAYNE E. TURNER and JANICE A. TURNER, husband and wife

as Trustor, to secure certain obligations in favor of L.S. Enterprises, Inc. and assigned to LARRY A. SHEELER, TRUSTEE OF THE LARRY A. SHEELER FAMILY TRUST

as beneficiary, recorded May 14, 1992 as instrument no. 098427 in book 101 page 216-218 of Official Records in the Office of the Recorder of Lincoln County, Nevada, describing land therein as:

The Northeast Quarter (NE¼) of the Southwest Quarter (SW¼) of Section 24, Township 2 South, Range 67 East, M.D.B. & M., Lincoln County, Nevada.

said obligations including one note for the sum of \$ 20,000.00 that the beneficial interest under such Deed of Trust and the obligations secured thereby are presently held by the undersigned; that a breach of, and default in, the obligations for which such Deed of Trust is security has occurred in that payment has not been made of:

in that the monthly principal and interest installment of \$400.00, which became due and payable on August 14, 2001 and all subsequent months thereafter, plus accrued late charges, extension fees, costs and fees, according to the terms of the note and Modification Agreements, has not been paid.

that by reason thereof, the present beneficiary under such Deed of Trust, has executed and delivered to said duly appointed Trustee, a written Declaration of Default and Demand for Sale, and has deposited with said duly appointed Trustee, such Deed of Trust and all documents evidencing obligations secured thereby, and has declared and does hereby elect to cause the trust property to be sold to satisfy the obligations secured thereby.

Larry A. Sheeler, Trustee of the Larry A. Sheeler Family Trust
Larry A. Sheeler, Trustee

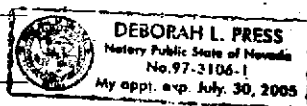
Date March 21, 2002

STATE OF NEVADA)
COUNTY OF CLARK) SS.

On MARCH 26, 2002, personally appeared before me, a Notary Public, Larry A. Sheeler personally known (or proved) to me to be the person whose name is subscribed to the above instrument who acknowledged that he executed the [above] instrument.

Signature: Deborah L. Press

Name (Typed or Printed) DEBORAH L. PRESS



B. Kellogg NV-11236 Trustee Sale Officer Trustee's Sale Number

No. 117913 FILED AND RECORDED AT REQUEST OF COV COUNTY TITLE APRIL 3, 2002 AT 53 MINUTES PAST 3 O'CLOCK P.M. IN BOOK 102 OF OFFICIAL RECORDS, PAGE 458 LINCOLN COUNTY, NEVADA

AND WHEN RECORDED MAIL TO

NEVADA TRUST DEED SERVICES, INC. 1380 E. Sahara Ave., Suite B Las Vegas, NV 89104

LESLIE BOUCHER COUNTY RECORDER BY Deborah Press DEPUTY