

Official Record

Recording requested By
COW COUNTY TITLE

Lincoln County - NV
Leslie Boucher - Recorder

Fee: \$15.00

Page 1 of 2

RPTT:

Recorded By: LB

Book- 240 Page- 0236



Recording Requested by and when recorded
mail to:

Nevada Trust Deed Services, Inc.
3445 BEAM DRIVE
LAS VEGAS, NV 89139
(702) 733-9900 ♦ (702) 733-6203 Fax

A.P.N. NO. 004-151-47

T.S. NO. NV 12725

Loan NO. 6628

35848LIN

-Space above designated for the use of the County Recorder-

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 November 8, 2006 Executed by

NANCY J. LEINS, an unmarried woman
As Trustor, to secure certain obligations in favor of GREG OPPEDAL, an unmarried man 75%

and WESTERN PANORAMA, INC., 25%
As beneficiary, recorded November 20, 2006 as instrument no. 127896
In book 226 page 200 of Official Records in the Office of the Recorder of
Lincoln County, Nevada, describing land therein as:

Parcel No. 17-3 in the S½ of the SE¼ of the NW¼ of the SW¼ of Section 5,
Township 7 South, Range 61 East, M.D.B. & M., as recorded in Plat A,
Page 303 of Official Records Lincoln County Nevada on July 21, 1989


Said obligations including one note for the sum of \$ 140,000.00
That the beneficial interest under such Deed of Trust and the obligations secured thereby are presently held
by the undersigned; and 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:

the monthly installment of interest only in the amount of \$1,633.33 due
on the 1st day of March 2008 and on the 1st day of each month thereafter,
plus late charges, fees and costs as per the terms of the note and deed
of trust have 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 of 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 to be sold to satisfy the obligations secured
thereby.

Nevada Trust Deed Services, Inc., Trustee

dated: March 25, 2008

By: 
Carroll K. Gagnier, President

This is an attempt to collect a debt. Any information obtained will be used for that purpose.



NV 12726

STATE OF NEVADA }
COUNTY OF CLARK }

On 3/25/08 before me, the undersigned, a Notary Public, in and for said State, personally appeared **Carroll K. Gagnier**, known to me (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

Laurey Oldfield
(Notary Public)

