

Official Record

Recording requested By
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$44.00

Page 1 of 6

RPTT:

Recorded By: AE

Book- 247 Page- 0118



0133414

Space Above This Line is Reserved

RECORDING REQUESTED BY
First American Title Insurance Company

AND WHEN RECORDED MAIL TO:
Gayle S. Greene
P.O. Box 35498
Las Vegas, NV 89133

2372437 WB

File No.: 121-2372437

A.P.N.: 010-111-12

Loan Number:

The Undersigned Grantor(s) Declare(s):

Grantee(s) was / was not the Foreclosing Beneficiary

Consideration \$ 11,453.03; Amount of Unpaid Debt \$ 11,453.03

Non-Exempt Amount \$0; DOCUMENTARY TRANSFER TAX \$0

computed on the consideration or full value of property conveyed, OR

computed on the consideration or full value less value of liens and/or encumbrances remaining at time of sale

unincorporated area; City of Lincoln County

DEED IN LIEU OF FORECLOSURE

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **Rere Paiti, an unmarried woman**

hereby GRANTS to **Gayle S. Greene, a married woman as her sole and separate property**

the real property in the County of **Lincoln**, State of **Nevada**, described as:

SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT B

This Deed is an absolute conveyance, the grantor(s) have sold said real property to the grantee(s) for a fair and adequate consideration, such consideration in addition to that above recited, being full satisfaction of all obligations secured by that certain Deed of Trust executed by **Rere Paiti, an unmarried woman**, as Trustor(s), to **First American Title Company of Nevada**, as Trustee, for **Toreson Industries, Inc., a Nevada corporation**, as Beneficiary, dated **September 19, 2006** and recorded **November 13, 2006** in Book 226, Page 51 as Instrument no. **127848** of Official Records of **Lincoln County, Nevada**. The beneficial interest was subsequently assigned to **Gayle S. Greene, a married woman as her sole and separate property** by Assignment recorded January 24, 2007, in Book 228, Page 259 as Instrument no. 128269.

2011 11 11
10:48 AM



Grantor(s) declare(s) that this conveyance is freely and fairly made, and that there are no agreements, oral or written, other than this Deed and the attached Estoppel Affidavit, between the parties with respect to said real property.

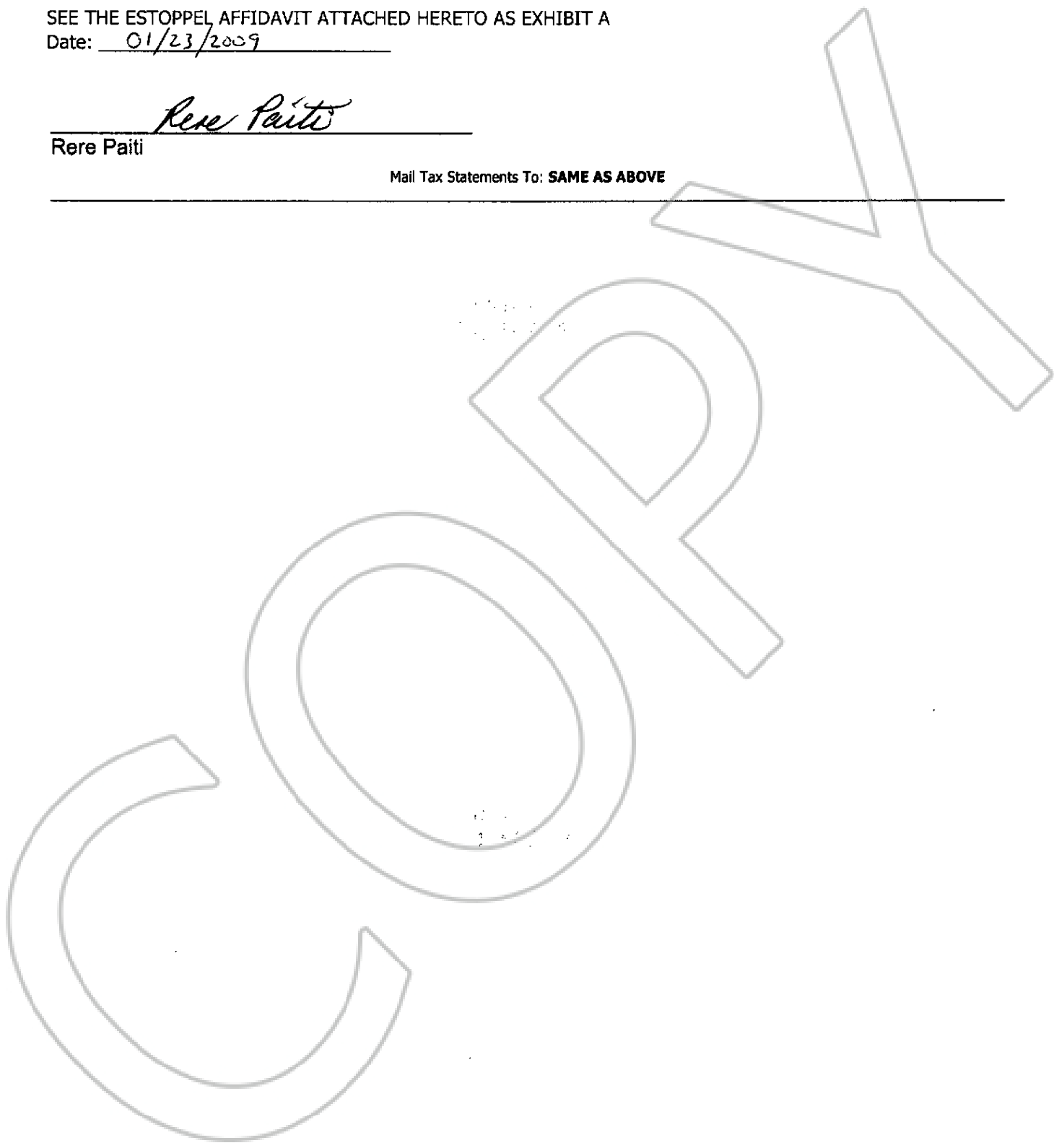
SEE THE ESTOPPEL AFFIDAVIT ATTACHED HERETO AS EXHIBIT A

Date: 01/23/2009

Rere Paiti

Rere Paiti

Mail Tax Statements To: **SAME AS ABOVE**



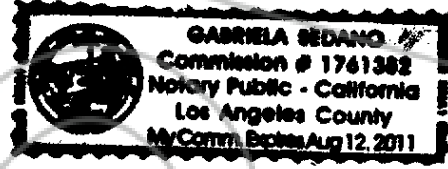
STATE OF California)SS
COUNTY OF Los Angeles)

On 01-23-09, before me, Gabriela Sedano, Notary Public, personally appeared

Rene Patti, who 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 *Gabriela Sedano*



My Commission Expires: 08-12-11

This area for official notarial seal



EXHIBIT A TO DEED IN LIEU OF FORECLOSURE

ESTOPPEL AFFIDAVIT

State of Nevada)
) ss.
County of Lincoln)

Date:

Rere Paiti, being first duly sworn, each for himself and/or herself, depose and says: That he/she/they are identical parties who made, executed and delivered that certain Deed in Lieu of Foreclosure to **Gayle S. Greene** dated ("Deed"), conveying the following described real property in the County of **Lincoln**, State of **Nevada**, to-wit (the "Property"):

AS DESCRIBED IN EXHIBIT B ATTACHED HERETO.

The affiant(s) now are, and at all times herein mentioned were **an unmarried woman**;

That the Deed is intended to be and is an absolute conveyance of the title of the Property to the grantee(s) named therein, and was not and is not now intended as a mortgage, trust conveyance, or security of any kind; that it was the intention of affiant(s), as grantor(s) in the Deed to convey, and by the Deed affiant(s) did convey, to the grantee(s) named therein all his/her/their right, title and interest absolutely in and to the Property; that possession of Property has been surrendered to the grantee(s);

That, in the execution and delivery of the Deed, affiant(s) were not acting under any misapprehension as to the effect thereof, and acted freely and voluntarily and was not acting under coercion or duress;

That the consideration for the Deed was and is payment to affiant(s) of the sum of \$0 ("Consideration"), by grantee(s), and the full cancellation of all debts, obligations, costs, and charges secured by that certain Deed of Trust heretofore existing on the Property executed by **Rere Paiti, an unmarried woman**, as Trustor(s), to **First American Title Company of Nevada**, as Trustee, for **Gayle S. Greene, a married woman as her sole and separate property**, as Beneficiary, dated **September 19, 2006** and recorded **November 13, 2006** in Book 226, Page 51 as Instrument No. **127848** of Official Records of **Lincoln County, Nevada** ("Deed of Trust"), and the reconveyance of the Property under the Deed of Trust; that at the time of making the Deed, affiant(s) believed and now believe that the Consideration represents the fair value of the Property so deeded;

This Affidavit is made for the protection and benefit of the grantee(s) in the Deed, his/her/their successors and assigns, and all other parties hereafter dealing with or who may acquire an interest in the Property, and particularly for the benefit of **First American Title Insurance Company**, which is about to insure the title to the Property in reliance thereon, and any other title company which may hereafter insure the title to the Property;

By Rere P.
Trustee



A.P.N.: 010-111-12

File No.: 121-2372437 (WDB)

**EXHIBIT A TO DEED IN LIEU OF FORECLOSURE
ESTOPPEL AFFIDAVIT - continued**

That affiant(s), and each of them, will testify, declare, depose or certify before any competent tribunal, officer, or person, in any case now pending or which may hereafter be instituted, to the truth of the particular facts set forth herein.

Rere Paiti

Rere Paiti

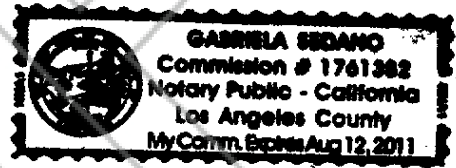
State of California

County of Los Angeles

Subscribed and sworn to (or affirmed) before me on this 23 day of January, 2009, by person, proved to me on the basis of satisfactory

evidence to be the person(s) who appeared before me.

Signature *[Handwritten Signature]* (Seal)





0133414

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A.P.N.: 010-111-12

File No.: 121-
2372437 (WDB)

EXHIBIT B TO DEED IN LIEU OF FORECLOSURE

LOT 28, BLOCK VIII, LINCOLN ESTATES - UNIT NO. 2 A SUBDIVISION RECORDED APRIL 5, 1972 IN PLAT BOOK A, PAGE 98 AS FILE 51428, LINCOLN COUNTY, NEVADA.

COPY

STATE OF NEVADA
DECLARATION OF VALUE

Recording requested By
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV

Leslie Boucher - Recorder

Page 1 of 1 Fee: \$44.00
Recorded By: AE RPTT:
Book- 247 Page- 0118

1. Assessor Parcel Number(s)

- a) 010-111-12
b)
c)
d)

2. Type of Property

- a) [X] Vacant Land b) [] Single Fam. Res.
c) [] Condo/Twnhse d) [] 2-4 Plex
e) [] Apt. Bldg. f) [] Comm'l/Ind'l
g) [] Agricultural h) [] Mobile Home
i) [] Other

FOR RECORDERS OPTIONAL USE
Book Page
Date of Recording:
Notes:

- 3. a) Total Value/Sales Price of Property: \$11,453.03
b) Deed in Lieu of Foreclosure Only (value of (\$11,453.03)
c) Transfer Tax Value: \$0
d) Real Property Transfer Tax Due \$0

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per 375.090, Section:
b. Explain reason for exemption: Deed in Lieu of Foreclosure

5. Partial Interest: Percentage being transferred: %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature: Rere Paiti Capacity: Seller
Signature: Capacity:

SELLER (GRANTOR) INFORMATION (REQUIRED)

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Rere Paiti
Address: 1110 Ohio Avenue, #6
City: Long Beach
State: CA Zip: 90804

Print Name: Gayle S. Greene
Address: Post Office Box 35498
City: Las Vegas
State: NV Zip: 89133

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

First American Title Insurance
Print Name: Company File Number: 121-2372437 WDB/WDB
Address: 5310 Kietzke Lane, Suite 100
City: Reno State: NV Zip: 89511-2043