DOC # 0134158

08/21/2009

02 15 PM

Official Record
Recording requested By
COW COUNTY TITLE

Lincoln County - NV Leslie Boucher - Recorder

Fee: **\$15.00** Page 1 of 3 RPTT: Recorded By DP

Book- 250 Page- 0373

APN#: 09-094-11

RECORDING REQUESTED BY:

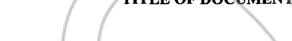
WHEN RECORDED MAIL TO:

CAL-WESTERN RECONVEYANCE CORPORATION
P.O. BOX 22004
525 East Main Street
El Cajon, CA 92022-9004

The Undersigned Hereby Affirms That There Is No Social Security Number Contained In This Document.

NOTICE OF TRUSTEE'S SALE

TITLE OF DOCUMENT



RECORDING REQUESTED BY And When Recorded Mail To:

CAL-WESTERN RECONVEYANCE CORPORATION 525 EAST MAIN STREET P.O. BOX 22004 EL CAJON CA 92022-9004

Trustee Sale No. 1214726-15

Space Above This Line For Recorder's Use

33-0084/385

NOTICE OF TRUSTEE'S SALE

APN: 03-094-11 TRA:

LOAN NO: XXXXX9451

REF: MACKENZIE, MICHAEL

UNVER

IMPORTANT NOTICE TO PROPERTY OWNER:

YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED October 12, 2006. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER.

On September 11, 2009, at 3:00pm, CAL-WESTERN RECONVEYANCE CORPORATION, as duly appointed trustee under and pursuant to Deed of Trust recorded October 25, 2006, as Inst. No. 127727, in book 224, page 456, of Official Records in the office of the County Recorder of LINCOLN County, State of NEVADA executed by:

MICHAEL MACKENZIE AND SHAUN MACKENZIE, HUSBAND AND WIFE AS JOINT TENANTS

WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK DRAWN ON A STATE OR NATIONAL BANK, A CHECK DRAWN BY A STATE OR FEDERAL CREDIT UNION, OR A CHECK DRAWN BY A STATE OR FEDERAL SAVINGS AND LOAN ASSOCIATION, SAVINGS ASSOCIATION, OR SAVINGS BANK:

AT THE LINCOLN COUNTY COURTHOUSE, 181 MAIN STREET PIOCHE NEVADA

all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State described as:

PORTION OF LOTS 4, 5 AND 6 IN BLOCK 42 OF CALIENTE, NEVADA AS SHOWN ON OFFICIAL PLAT IN THE RECORDER'S OFFICE OF LINCOLN COUNTY, NEVADA (BEING IN SECTION 7 AND 8 OF TOWNSHIP 4 SOUTH, RANGE 67 EAST, M.D.B.&M.). PARCEL NO. 1-B OF THAT CERTAIN PARCEL MAP RECORDED JANUARY 9, 1989 IN BOOK A OF PLATS, PAGE 295 AS FILE NO. 90535 IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY, NEVADA.

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NOTICE OF TRUSTEE'S SALE

Loan: XXXXX9451 T.S. No: 1214726-15

The street address and other common designation, if any, of the real property described above is purported to be:

551 LINCOLN STREET CALIENTE NV 89008

NOSNV.DOC

The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein.

Said sale will be held, but without covenant or warranty, express or implied, regarding title, possession, condition, or encumbrances, including fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust, to pay the remaining principal sums of the note(s) secured by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is: \$166,179.64

The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located.

FOR SALES INFORMATION: Mon – Fri 9:00am to 4:00pm (619)590-1221 CAL-WESTERN RECONVEYANCE CORPORATION 525 EAST MAIN STREET P.O. BOX 22004 EL CAJON CA 92022-9004

Dated: August 17, 2009	CAL-WESTERN RECONVEYANCE CORPORATION
	By: C Archileta
State of CALIFORNIA	C. Archuleta, A.V.P.
County of SAN DIEGO	Linda Jo Davis
On 8/17/09 before me,	Linda Jo Davis
a Notary Public in and for said State, person	nally appeared C. Archuleta, A.V.P.
	factory evidence to be the person(s) whose name(s) is/are subscribed to
	me that he/she/they executed the same in his/her/their authorized
	ature(s) on the instrument the person(s), or the entity upon behalf of
	trument. I certify under PENALTY OF PERJURY under the laws of the
State of California that the foregoing paragraph	raph is true and correct.
WITNESS my hand and official seal	Ann a (Spelle and a see a see
WITHLISS my hand and official scal	LINDA JO DAVIS
Signature All	Commission # 1708819
Signal Si	Notary Public - California
+ / $/$ //	San Diego County
	My Comm. Expires Dec 5, 2010

Rev. 05/21/2009

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