

Official Record

Recording requested By  
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$54.00 Page 1 of 1  
RPTT: Recorded By: AE  
Book- 254 Page- 0226

A.P. #008-061-23

WHEN RECORDED MAIL TO:

National Title Company  
7251 W. Lake Mead Blvd., #350  
Las Vegas, NV 89128  
Order No.: 284078



NOTICE OF DEFAULT AND ELECTION TO SELL  
UNDER DEED OF TRUST

NOTICE IS HEREBY GIVEN: That National Title Co, a Nevada corporation is Substitute Trustee, under a Deed of Trust dated January 24, 2008, executed by Mark Poulsen and Theresa Poulsen, husband and wife as joint tenants, as Trustor(s) to secure certain obligations in favor of David H. Ratcliffe and Violet E. Ratcliffe, Trustees of the David H. Ratcliffe and Violet E. Ratcliffe Family Trust dated February 21, 1994, as Beneficiary(ies), recorded April 17, 2008 in Book No. 240-618 as Document No. 131394 in the Office of the County Recorder of Lincoln County, Nevada, as follows:

That a breach of, and default in the obligations for which said Deed of Trust is security has occurred in that: principal and interest payment due June 17, 2009 has not been paid in addition to all subsequent payments, accrued interest, late charges, and foreclosure charges.

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

Dated this 9th day of February, 2010.

David H. Ratcliffe and Violet E. Ratcliffe Family  
Trust dated February 21, 1994

*David H. Ratcliffe Trustee*  
David H. Ratcliffe, Trustee

*Violet E. Ratcliffe Trustee*  
Violet E. Ratcliffe, Trustee

STATE OF NEVADA  
COUNTY OF CLARK

} SS

This instrument was acknowledged before me on February 9, 2010  
by: David H. Ratcliffe, Trustee and Violet E. Ratcliffe, Trustee

*Tricia Beaudry*  
Notary Public in and for said County and State

