

Official Record

Recording requested By
COW COUNTY TITLE COMPANY

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$16.00 Page 1 of 3
RPTT: \$327.60 Recorded By: AE
Book- 255 Page- 0518

38420-LIN

RECORDING REQUESTED BY:
EXECUTIVE TRUSTEE SERVICES, INC.

AND WHEN RECORDED MAIL TO:
GMAC MORTGAGE, LLC FKA
GMAC MORTGAGE CORPORATION
1100 VIRGINIA DRIVE
FORT WASHINGTON, PA 19034
Forward Tax Statements to the address given above



0135814

APN: 03-174-20
TS # GM-204933-C LOAN # 7441628617
INVESTOR #: 000000000000
TITLE ORDER # 090460901-NV-GSO

SPACE ABOVE LINE FOR RECORDER'S USE

TRUSTEE'S DEED UPON SALE

TRANSFER TAX: \$1327.60
The Grantee Herein Was The Foreclosing Beneficiary.
The Amount Of The Unpaid Debt was \$162,713.96
The Amount Paid By The Grantee Was \$83,873.18
Said Property Is In The City Of CALIENTE, County of Lincoln

EXECUTIVE TRUSTEE SERVICES, LLC as Trustee, (whereas so designated in the Deed of Trust hereunder more particularly described or as duly appointed Trustee) does hereby GRANT and CONVEY to: The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank N.A. as Trustee for RAMP 2006RZ4

1100 Virginia Drive, Fort Washington, PA 19034

(Herein called Grantee) but without covenant or warranty, expressed or implied, all right title and interest conveyed to and now held by it as Trustee under the Deed of Trust in and to the property situated in the county of Lincoln, State of Nevada, described as follows: SEE EXHIBIT "A" ATTACHED

This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by RICHARD M JACKSON, A SINGLE MAN as Trustor, dated 6/6/2006 of the Official Records in the office of the Recorder of Lincoln, Nevada under the authority and powers vested in the Trustee designated in the Deed of Trust or as the duly appointed Trustee, default having occurred under the Deed of Trust pursuant to the Notice of Breach and Election to Sell under the Deed of Trust recorded on 6/15/2006, as instrument number 126677, Book 218, Page 90, of Official records. Trustee having complied with all applicable statutory requirements of the State of Nevada and performed all duties required by the Deed of Trust including sending a Notice of Breach and Election to Sell within ten days after its recording and a Notice of Sale at least twenty days prior to the Sale Date by certified mail, postage pre-paid to each person entitled to notice in compliance with Nevada Civil Code 107.050



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TRUSTEE'S DEED UPON SALE

Trustee's Deed
T.S.# **GM-204933-C**
Loan # **7441628617**
Title Order # **090460901-NV-GSO**

All requirements per Nevada Statutes regarding the mailing, personal delivery and publication of copies of Notice of Default and Election to Sell under Deed of Trust and Notice of Trustee's Sale, and the posting of copies of Notice of Trustee's Sale have been complied with. Trustee, in compliance with said Notice of Trustee's sale and in exercise of its powers under said Deed of Trust sold said real property at public auction on **4/2/2010**. Grantee, being the highest bidder at said sale became the purchaser of said property for the amount bid, being \$ **\$83,873.18**, in lawful money of the United States, in pro per, receipt there of is hereby acknowledged in full/partial satisfaction of the debt secured by said Deed of Trust.

In witness thereof **EXECUTIVE TRUSTEE SERVICES, LLC**, as Trustee, has this day, caused its name to be hereunto affixed by its officer thereunto duly authorized by its corporation by-laws

Date: 4/5/2010

EXECUTIVE TRUSTEE SERVICES, LLC

By: 

Max A. Garcia, Limited Signing Officer

State of California } S.S.
County of Los Angeles }

On **4/5/2010**, before me, **Eliza Michelle Meza** Notary Public, personally appeared **Max A. Garcia** 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.

I certify under penalty of perjury under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature 

Eliza Michelle Meza





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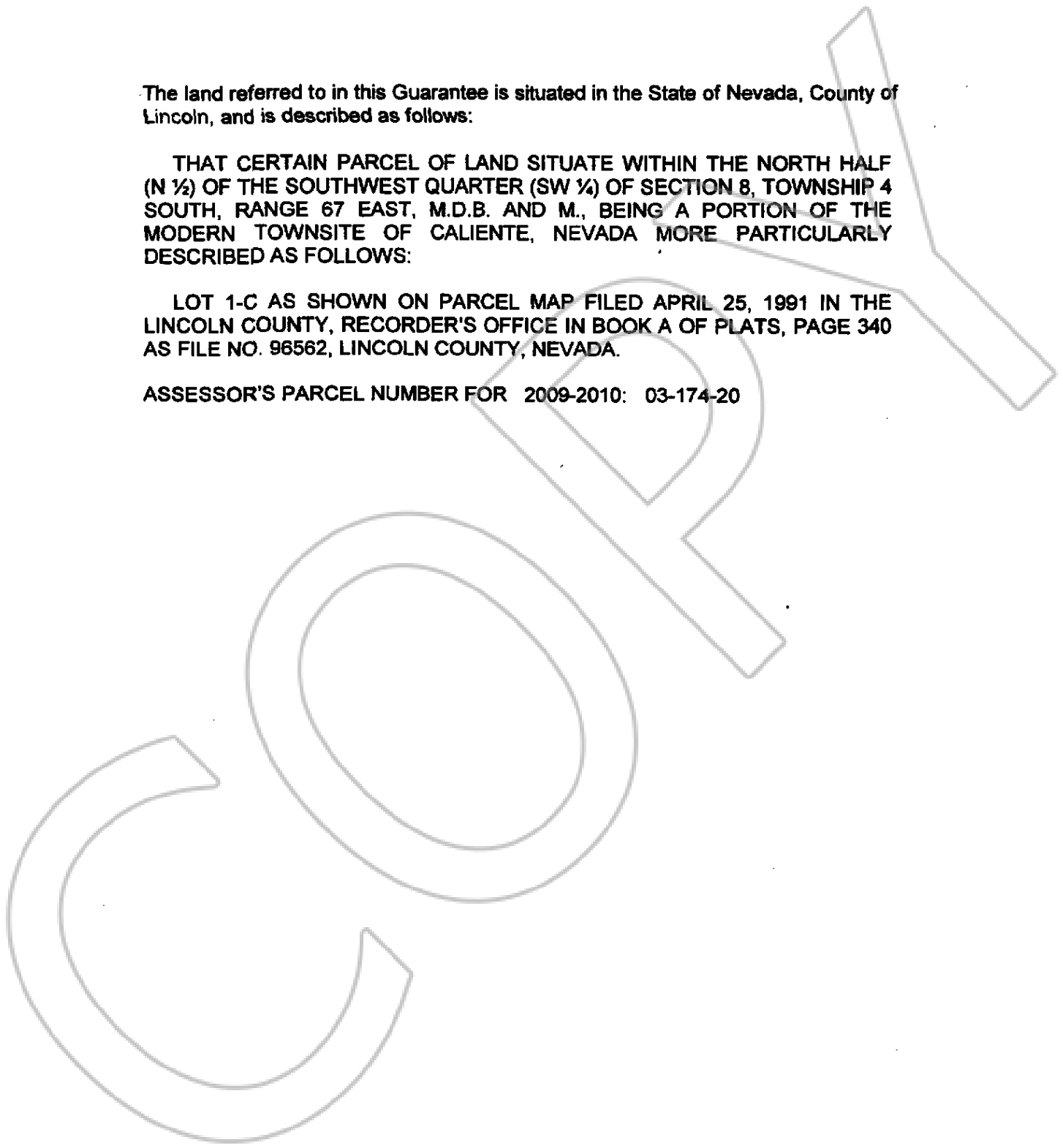
EXHIBIT "A"

The land referred to in this Guarantee is situated in the State of Nevada, County of Lincoln, and is described as follows:

THAT CERTAIN PARCEL OF LAND SITUATE WITHIN THE NORTH HALF (N ½) OF THE SOUTHWEST QUARTER (SW ¼) OF SECTION 8, TOWNSHIP 4 SOUTH, RANGE 67 EAST, M.D.B. AND M., BEING A PORTION OF THE MODERN TOWNSITE OF CALIENTE, NEVADA MORE PARTICULARLY DESCRIBED AS FOLLOWS:

LOT 1-C AS SHOWN ON PARCEL MAP FILED APRIL 25, 1991 IN THE LINCOLN COUNTY, RECORDER'S OFFICE IN BOOK A OF PLATS, PAGE 340 AS FILE NO. 96562, LINCOLN COUNTY, NEVADA.

ASSESSOR'S PARCEL NUMBER FOR 2009-2010: 03-174-20



GM-204933-C/7441628617

Recording requested By
COW COUNTY TITLE COMPANY

STATE OF NEVADA
DECLARATION OF VALUE

Lincoln County - NV
Leslie Boucher - Recorder

Page 1 of 1 Fee: \$16.00
Recorded By: AE RPTT: \$327.60
Book- 255 Page- 0518

- 1. Assessor Parcel Number(s)
 - a. 03-174-20
 - b. _____
 - c. _____
 - d. _____

- 2. Type of Property:
 - a) 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
 - Other _____

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3. a. Total Value/Sales Price of Property \$83,873.18
- b. Deed in Lieu of Foreclosure Only (value of property) (_____)
- c. Transfer Tax Value: (\$83,873.18)
- d. Real Property Transfer Tax Due \$327.60

- 4. **If Exemption Claimed:**
 - a. Transfer Tax Exemption per NRS 375.090, Section _____
 - b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: 100%
 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: [Signature]
 Signature: [Signature]

Capacity: Grantor
 Capacity: Grantee

SELLER (GRANTOR) INFORMATION (REQUIRED)

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Executive Trustee Services, LLC
Trust Company, National Association fka The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank N.A. as Trustee for RAMP 2006RZ4

Print Name: The Bank of New York Mellon

Address: 2255 North Ontario St. #400
 City: Burbank
 State: California Zip 91504

Address: 1100 Virginia Drive
 City: Fox Washington
 State: PA Zip: 19034

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

Print Name: LST Title Agency
 Address: 3220 El Camino Real
 City: Orland

Escrow #: _____
 State: Ca Zip: 92602