

Official RecordRecording requested By
FIRST AMERICAN TITLE

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$15.00

Page 1 of 2

RPTT: \$766.35

Recorded By: DP

Book- 258 Page- 0144

APN No.: 013-150-03
Recording Requested by:When Recorded Mail to:
BAC HOME LOANS SERVICING, LP, FKA
COUNTRYWIDE HOME LOANS SERVICING, LP
C/O Bank of America
475 Crosspoint Parkway
Getzville, NY 14068

0136421

Forward tax statements to the address given above

TS #: NV-10-343362-RT

Space above this line for recorders use only

Order #: 4380585

Trustee's Deed Upon Sale

Transfer Tax: \$766.35

RECORDING REQUESTED BY
FIRST AMERICAN TITLE COMPANY
AS AN ACCOMMODATION ONLY

The undersigned grantor declares:

The grantee herein **IS** the foreclosing beneficiary.The amount of the unpaid debt together with costs was: **\$196,054.92**The amount paid by the grantee at the trustee sale was: **\$196,054.92**The documentary transfer tax is: **\$766.35**Said property is in the City of: **CALIENTE**, County of **LINCOLN****QUALITY LOAN SERVICE CORPORATION**, 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**BAC HOME LOANS SERVICING, LP, FKA COUNTRYWIDE HOME LOANS SERVICING, LP**(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:**PARCEL 2 OF THAT CERTAIN PARCEL MAP RECORDED SEPTEMBER 27, 1996 IN BOOK A OF PLATS, PAGE 498 A-B AS FILE NO. 106004, FILED IN THE OFFICE OF THE COUNTY RECORDER, LINCOLN COUNTY, NEVADA.**This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by **JOSEPH E WHIMPLE JR, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY**, as trustor, dated **9/12/2007**, and recorded on **9/18/2007** as instrument number **129920**, in Book **235**, Page **454**, of 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 **2/16/2010**, instrument no **0135390**, Book , Page , 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 Default 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 Revised Statute 107.050.

Default occurred as set forth in a Notice of Breach and Election to Sell which was recorded in the office of the Recorder of said County.

All requirements of law regarding the mailing of copies of notices or the publication of a copy of the Notice of Breach and Election to Sell or the personal delivery of the copy of the Notice of Breach and Election to Sell and the posting and publication of copies of the Notice of Sale have been complied with.

Said property was sold by said Trustee at public auction on **8/27/2010** at the place named in the Notice of Sale, in the County of **LINCOLN**, Nevada, in which the property is situated. Grantee, being the highest bidder at such sale, became the purchaser of said property and paid therefore to said trustee the amount being **\$196,054.92** in lawful money of the United States, or by the satisfaction, pro tanto, of the obligations then secured by said Deed of Trust.

Date:
9-1-10

QUALITY LOAN SERVICE CORPORATION

By: Karla Sanchez, Assistant Secretary

State of: **California**
County of: **San Diego**

On 9.1.10 before me, **Michelle Nguyen** a notary public, personally appeared **Karla Sanchez** 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 *Michelle Nguyen* (Seal)
Michelle Nguyen



THIS OFFICE IS ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

Recording requested By
FIRST AMERICAN TITLE

STATE OF NEVADA
DECLARATION OF VALUE

Lincoln County - NV

Leslie Boucher - Recorder

Page 1 of 1 Fee: \$15.00
Recorded By: DP RPTT: \$766.35
Book- 258 Page- 0144

- 1. Assessors Parcel Number(s)
 - a) 013-150-03 _____
 - b) _____
 - c) _____
 - d) _____

- 2. Type of Property:

<ul style="list-style-type: none"> a) <input type="checkbox"/> Vacant Land c) <input type="checkbox"/> Condo/Twnhse e) <input type="checkbox"/> Apt. Bldg g) <input type="checkbox"/> Agricultural Other _____ 	<ul style="list-style-type: none"> b) <input checked="" type="checkbox"/> Single Fam. Res. d) <input type="checkbox"/> 2-4 Plex f) <input type="checkbox"/> Comm'l/Ind'l h) <input type="checkbox"/> Mobile Home
---	--

FOR RECORDERS OPTIONAL USE ONLY	
Document/Instrument #:	
Book _____ Page _____	
Date of Recording:	
Notes:	

- 3. a. Total Value/Sales Price of Property: \$196,054.92
- b. Deed in Lieu of Foreclosure Only (value of property) (_____)
- c. Transfer Tax Value: \$ _____
- d. Real Property Transfer Tax due \$766.35
- 4. If Exemption Claimed:
 - a. Transfer Tax Exemption per NRS 375.090, Section _____
 - b. Explain Reason for Exemption: _____
- 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 the 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 Capacity Assistant Secretary
 Karla Sanchez _____

Signature _____ Capacity _____

<p>SELLER (GRANTOR) INFORMATION (Required)</p> <p>Print Name: Quality Loan Service Corp.</p> <p>Address: 2141 5th Avenue</p> <p>City: San Diego</p> <p>State: CA Zip: 92101</p>	<p>BUYER (GRANTEE) INFORMATION (Required)</p> <p>Print Name: BAC HOME LOANS SERVICING, LP, FKA COUNTRYWIDE HOME LOANS SERVICING, LP C/O Bank of America</p> <p>Address: 475 Crosspoint Parkway</p> <p>City: Getzville</p> <p>State: NY Zip: 14068</p>
--	--

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

Print Name: First American Title Insurance Company Escrow #: 4380585

Address: 3 First American Way

City: Santa Ana State: CA Zip: 92707

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)