

Official RecordRecording requested By
COW COUNTY TITLE COMPANY

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$16.00

Page 1 of 3

RPTT: \$239.85

Recorded By: AE

Book- 260 Page- 0241

RECORDING REQUESTED BY:
EXECUTIVE TRUSTEE SERVICES, INC.

AND WHEN RECORDED MAIL TO:

Arch Bay Holdings, LLC
1925 W PINNACLE PEAK RD
PHOENIX, AZ 85027

Forward Tax Statements to the address given above



APN: 004-132-17

TS # GM-245009-C LOAN # 0000162198

INVESTOR #: 000000000000

TITLE ORDER # 100235269-NV-GNO 39294

SPACE ABOVE LINE FOR RECORDER'S USE

TRUSTEE'S DEED UPON SALE

TRANSFER TAX: \$23985

The Grantee Herein Was The Foreclosing Beneficiary.

The Amount Of The Unpaid Debt was \$128,209.31

The Amount Paid By The Grantee Was \$61,100.00

Said Property Is In The City Of ALAMO, 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: **Arch Bay Holdings, LLC-Series 2010A**

(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 hereto and made a part hereof

This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by **SAMUEL L. SPENCER AND NECAR L. SPENCER, HUSBAND AND WIFE AS JOINT TENANTS** as Trustor, dated **3/28/2006** 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 **4/5/2006**, as instrument number **126279**, 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 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



TRUSTEE'S DEED UPON SALE

Trustee's Deed
T.S.# GM-245009-C
Loan # 0000162198
Title Order # 100235269-NV-GNO

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 11/12/2010. Grantee, being the highest bidder at said sale became the purchaser of said property for the amount bid, being \$ \$61,100.00, 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: 11/19/2010

EXECUTIVE TRUSTEE SERVICES, LLC

"This instrument is being recorded as an ACCOMMODATION ONLY, with no Representation as to its effect upon title"

By: Kathleen Gowen
Kathleen Gowen, Limited Signing Officer

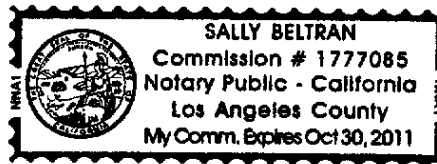
State of California } S.S.
County of Los Angeles }

On 11/19/2010, before me, Sally Beltran Notary Public, personally appeared Kathleen Gowen 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 Sally Beltran (Seal)
Sally Beltran





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Page: 243

12/06/2010
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GM-245009-C

EXHIBIT "A"

LOT TWENTY (20) OF ALAMO SOUTH SUBDIVISION, TRACT NO.1, AS SHOWN BY MAP THEREOF IN FILE IN BOOK A-1 OF PLATS, PAGE 124, IN THE OFFICE OF THE COUNTY RECORDER OF LINCOLN COUNTY, NEVADA.

COPY

GM-245009-C/ 0000162198

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: \$239.85
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1. Assessor Parcel Number(s)

- a. 004-132-17
- 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 \$61,100.00
- b. Deed in Lieu of Foreclosure Only (value of property) (_____)
- c. Transfer Tax Value: (\$61,100.00)
- d. Real Property Transfer Tax Due \$239.85

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption per NRS 375.090, Section _____
- b. Explain Reason for Exemption: Bid + Cost

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: *Kathleen Gorman*
 Signature: *Erin Pratt*

Capacity: Grantor
 Capacity: Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Executive Trustee Services, LLC
2010A
 Address: 2255 North Ontario St. #400
 City: Burbank
 State: California Zip 91504

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Arch Bay Holdings, LLC-Series
 Address: 1925 W. Pinnacle Peak Rd.
 City: Phoenix
 State: Arizona Zip 85027

COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer)

Company Name: Cow County Title Co. Escrow No _____
 Address: 761 S. Rainsdance Drive
Pahrump, Nevada 89048