

APN 006-291-21

RECORDING REQUESTED BY:

First American Title Insurance Company

AND WHEN RECORDED MAIL
DEED AND TAX STATEMENT TO:

FEDERAL HOME LOAN MORTGAGE
CORPORATION
c/o Cenlar FSB
425 Phillips Blvd
Ewing, NJ 08618

THE UNDERSIGNED HEREBY AFFIRMS THAT THERE IS NO
SOCIAL SECURITY NUMBER CONTAINED IN THIS DOCUMENT



Trustee Sale No NV09000762-11-1

Title Order No 5313828

TRUSTEE'S DEED UPON SALE

The undersigned Grantor declares:

FIRST AMERICAN TITLE COMPANY
AS AN ACCOMMODATION ONLY

- 1) The Grantee herein was the foreclosing Beneficiary.
- 2) The amount of the unpaid debt together with costs was: **\$223,752.57**
- 3) The amount paid by the Grantee at the Trustee sale was: **\$195,000.00**
- 4) The documentary transfer tax is: **\$0.00**
- 5) Said property is in the city of: PIOCHE

and **MTC FINANCIAL INC. dba TRUSTEE CORPS**, herein called "Trustee", as Trustee (or as Successor Trustee) of the Deed of Trust hereinafter described, hereby grants and conveys, but without covenant or warranty, express or implied, to **FEDERAL HOME LOAN MORTGAGE CORPORATION**, herein called "Grantee", the real property in the County of Lincoln, State of Nevada, described as follows:

A PARCEL OF LAND SITUATE WITHIN THE SOUTHWEST QUARTER (SW1/4) OF SECTION 31, TOWNSHIP 1 NORTH, RANGE 69 EAST, M.D.B.&M., BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT THE MOST WESTERLY POINT OF THIS PARCEL ON THE SOUTHEASTERLY SIDE OF THE COUNTY ROAD AT A POINT FROM WHICH THE WEST QUARTER CORNER OF SAID SECTION 31, TOWNSHIP 1 NORTH, RANGE 69 EAST, M.D.B.&M., BEARS NORTH, 46°27'55" WEST, A DISTANCE OF 488.82 FEET; THENCE NORTH 48°54'11" EAST, A DISTANCE OF 286.45 FEET TO THE MOST NORTHERLY POINT; THENCE SOUTH 45°48'33" EAST A DISTANCE OF 389.85 FEET TO THE MOST EASTERLY POINT OF THIS PARCEL; THENCE SOUTH 45°45'43" WEST A DISTANCE OF 373.34 FEET TO THE MOST SOUTHERLY POINT; THENCE NORTH 48°56'03" WEST A DISTANCE OF 296.86 FEET TO A POINT; THENCE NORTH 20°46'12" EAST A DISTANCE OF 68.29 FEET TO A POINT; THENCE NORTH 18°25'12" WEST, A DISTANCE OF 89.64 FEET TO A POINT OF BEGINNING. MANUFACTURER'S SERIAL# 20730445MABC

This deed is made pursuant to the authority and powers given to Trustee (or to Successor Trustee) by law and by that certain Deed of Trust dated December 11, 2006, made to CLINT WERTZ AND CHRISTIE WERTZ, HUSBAND AND WIFE AS JOINT TENANTS and recorded on December 21, 2006, as Instrument No. 0128083, in Book 227, on Page 0258, and re-recorded on July 3, 2007, as Instrument No. 129187, in Book 233, on Page 0050, of official records in the Office of the Recorder of Lincoln County, Nevada, Trustee (or Successor Trustee) having complied with all applicable statutory provisions and having performed all of his duties under the said Deed of Trust.

All requirements of law and of said Deed of Trust relating to this sale and to notice thereof having been complied with. Pursuant to the Notice of Trustee's Sale, the above described property was sold by Trustee (or Successor Trustee) at public auction on **April, 10 2012** at the place specified in said Notice, to



Trustee (or Successor Trustee) at public auction on **April, 10 2012** at the place specified in said Notice, to Grantee who was the highest bidder therefore, for **\$195,000.00** cash, in lawful money of the United States, which has been paid.

Dated: 5/22/12

TRUSTEE CORPS

Amy Lemus

By: Amy Lemus, Authorized Signatory

State of CALIFORNIA
County of ORANGE

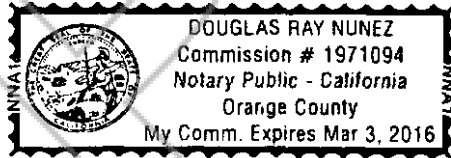
On 5/22/12 before me, Douglas Ray Nunez, a notary public personally appeared AMY LEMUS who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized 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.

Douglas Ray Nunez

Notary Public in and for said County and State
Douglas Ray Nunez



STATE OF NEVADA
DECLARATION OF VALUE FORM

Recording requested By
FIRST AMERICAN TITLE

Lincoln County - NV
Leslie Boucher - Recorder

Page 1 of 1 Fee: \$15.00
Recorded By: LB RPTT:
Book- 271 Page- 0460

1. Assessor Parcel Number(s)

- a. 006-291-21
- 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

\$195,000.00

b. Deed in Lieu of Foreclosure Only (value of property)

(_____)

c. Transfer Tax Value:

\$0.00

d. Real Property Transfer Tax Due

\$0.00

4. **If Exemption Claimed:**

a. Transfer Tax Exemption per NRS 375.090, Section 2

b. Explain Reason for Exemption: Transfer to government entity
FEDERAL HOME LOAN MORTGAGE CORPORATION

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] Capacity Grantor

Signature _____ Capacity Grantee

SELLER (GRANTOR) INFORMATION

MTC FINANCIAL, INC., ET AL
Address: 17100 Gillette Avenue
City: Irvine
State: CA Zip: 92614

BUYER (GRANTEE) INFORMATION

Print Name: FEDERAL HOME LOAN MORTGAGE CORPORATION
c/o Cenlar FSB
Address: 425 Phillips Blvd
City: Ewing
State: NJ Zip: 08618

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

Print Name: First American National Default Title Escrow #: 5313828
Address: 3 First American Way, Santa Ana, CA 92707