

Official Record

Recording requested By
FIRST AMERICAN TITLE

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$16.00 Page 1 of 3

RPTT: Recorded By: AE

Book- 286 Page- 0413

RECORDING COVER PAGE

APN 003-183-01



RECORDING REQUESTED BY
FIRST AMERICAN TITLE COMPANY
AS AN ACCOMMODATION ONLY

TRUSTEE'S DEED UPON SALE

Trustee Sale No. NV05000070-13-1

Title Order No. 8356731

NOTICE: I HEREBY CERTIFY THAT THERE IS NO
SOCIAL SECURITY NUMBER CONTAINED IN THIS DOCUMENT.

RECORDING REQUESTED BY:

First American Title Company

**WHEN RECORDED MAIL DEED
AND TAX STATEMENT TO:**

Federal National Mortgage Association
c/o Financial Freedom Acquisition, LLC
2900 ESPERANZA CROSSING
AUSTIN, TX 78758

This page provides additional information required by NRS 111.312 Sections 1-2.



Trustee Sale No. NV05000070-13-1

Title Order No. 8356731

TRUSTEE'S DEED UPON SALE

The undersigned Grantor declares:

- 1) The Grantee herein was the foreclosing Beneficiary.
- 2) The amount of the unpaid debt together with costs was: **\$67,965.01**
- 3) The amount paid by the Grantee at the Trustee sale was: **\$35,000.00**
- 4) The documentary transfer tax is: **\$0.00**
- 5) Said property is in the city of: CALIENTE

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 National Mortgage Association**, herein called "Grantee", the real property in the County of Lincoln, State of Nevada, described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

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 October 31, 2007, made to LASCA SCHOFIELD, AS SURVIVING JOINT TENANT and recorded on November 9, 2007, as Instrument No. 0130161, in Book 236, on Page 0622, 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 **March 25, 2014** at the place specified in said Notice, to Grantee who was the highest bidder therefore, for **\$35,000.00** cash, in lawful money of the United States, which has been paid.

Dated: 4/2/14 TRUSTEE CORPS
[Signature]

By: Amy Lemus, Authorized Signatory

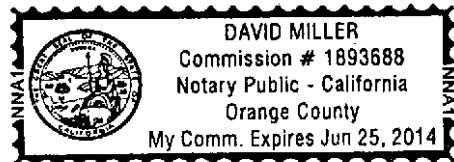
State of CALIFORNIA
County of ORANGE

On 4/2/14 before me, David Miller, a notary public personally appeared AMY LEMUS who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her authorized capacity, and that by his/her signature on the instrument the person, or the entity upon behalf of which the person 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]
Notary Public in and for said County and State





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Book 285
Page: 415

04/09/2014
Page: 3 of 3

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EXHIBIT "A"

ALL OF LOTS NO. 21 AND 22, IN BLOCK NO. 11, TOGETHER WITH ALL IMPROVEMENTS THEREON AND THE CONTENTS THEREOF, ALSO ALL OF THAT TRACT 225 FEET LONG IN THE REAR OF AND ADJOINING LOTS NUMBERED 14 TO 22, INCLUSIVE, IN SAID BLOCK NO. 11, EXTENDING BACK AT RIGHT ANGLES A DISTANCE OF 173 FEET, AS SAID LOTS AND BLOCK ARE DELINEATED ON THE OFFICIAL PLAT OF THE TOWN OF CALIENTE NOW ON FILE IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY OF LINCOLN, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION, TOGETHER WITH THE TENEMENTS, HEREDITAMENTS AND APPURTENANCES THEREUNTO BELONGING OR APPERTAINING, AND THE REVERSIONS, REMAINDERS, RENTS, ISSUES AND PROFITS THEREOF.



STATE OF NEVADA
DECLARATION OF VALUE FORM

Recording requested By
FIRST AMERICAN TITLE

Lincoln County - NV
Leslie Boucher - Recorder

Page 1 of 1 Fee: \$16.00
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Book- 286 Page- 0413

- 1. Assessor Parcel Number(s)
 - a. 003-183-01
 - 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 \$ 35,000.00
- 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 National Mortgage Association

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 

Capacity: Grantor

Signature

Capacity: Grantee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Trustee Corps
Address: 17100 Gillette Avenue
City: Irvine
State: CA Zip: 92614

Print Name: Federal National Mortgage Association
c/o Financial Freedom Acquisition, LLC
Address: 2900 ESPERANZA CROSSING
City: AUSTIN
State: TX Zip: 78758

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

Print Name: First American Title Company
Address: 3 First American Way
City: Santa Ana

Escrow # 8356731
State: CA Zip: 92707