

Official Record

Recording requested By
COW COUNTY TITLE COMPANY

Lincoln County - NV
Leslie Boucher - Recorder

Fee: \$15.00 Page 1 of 2
RPTT: \$202.80 Recorded By: AE
Book- 288 Page- 0664

RECORDING REQUESTED BY:

WHEN RECORDED MAIL TO:
JPMorgan Chase Bank,National Association
3415 Vision Dr
Columbus, OH 43219
FORWARD TAX STATEMENTS TO:
JPMorgan Chase Bank,National Association
3415 Vision Dr
Columbus, OH 43219



APN: 004-112-11

NDSC File No.: ⁴⁴⁴¹⁵ 12-33540-JP-NV
Title Order No.: 120287669-NV-GTO

TRUSTEE'S DEED UPON SALE

Transfer Tax : \$ 202.80
The Grantee herein **WAS** the Beneficiary
The amount of the unpaid debt was \$183,660.33
The amount paid by the Grantee was \$51,660.00
The property is in the city of **ALAMO**, County of **LINCOLN**, State of **NV**.

National Default Servicing Corporation, an Arizona Corporation, as the duly appointed Trustee (or successor Trustee or Substituted Trustee), under a Deed of Trust referred to below, and herein called "Trustee", does hereby grant without any covenant or warranty to :

JPMorgan Chase Bank,National Association

herein called Grantee, the following described real property situated in **LINCOLN** County :

A parcel of land situate within the Southwest Quarter (SW1/4) of Section 5 and the Northwest Quarter (NW1/4) of Section 8, Township 7 South, Range 61 East, M.D.B.&M., more particularly described as follows:

The North Half (N1/2) of the West Half (W1/2) of the Lot Numbered 2 in Block Numbered Sixty-Six (66) lying North of the section line between Sections 5 and 8 in Township 7 South, Range 61 East, M.D.B.&M., in the Town of Alamo, County of Lincoln, State of Nevada, being further described as follows, to wit:

Beginning at the Northeast corner of the West Half (W1/2) of Lot Two (2) in Block Sixty-Six (66); thence South 175 feet more or less, to the South section line of Section 5; thence running West along said section line a distance of 123.75 feet to the West line of said Lot 2; thence running North to the Northwest corner of said Lot 2; thence running East along the North line of said Lot 2 a distance of 123.75 feet to the place of beginning.

Also known as Parcel II of that certain Parcel Map recorded 8-6-1985 in Book A of Plats, page 248 as File No. 83049, Lincoln County, Nevada records.

NOTE :The above legal description appeared previously in Doc. recorded 12-23-98 in Book 139, page 135, as File No. 112076, Lincoln County, Nevada records.



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Page: 2 of 2

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Trustee's Deed Upon Sale
NDSC File No.: 12-33540-JP-NV

This conveyance is made pursuant to the powers conferred upon Trustee by said Deed of Trust executed by **RAYMOND V. HICKMAN & HEATHER HICKMAN, HUSBAND & WIFE**, as Trustor, recorded on **05/08/2008** as Instrument No. **0131513 BK 241 PG 0359** (or Book, Page) and Re-Recorded on **08/05/2013** as Instrument No. **0143777 BK 280 PG 0672** (or Book, Page) for the reason of 'Correct legal' of the Official Records of **LINCOLN** County, NV.

All requirements of law regarding the recording and mailing of copies of the Notice of Default and Election to Sell, the recording, mailing, posting, and publication of the 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 **07/17/14**. Grantee, being the highest bidder at said sale became the purchaser of said property for the amount bid, which amount was **\$51,660.00**.

Dated : 7/18/14

National Default Servicing Corporation, an Arizona Corporation

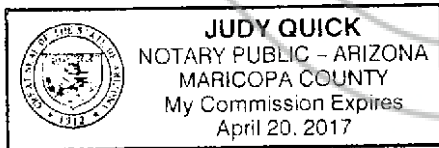
By: Carmen Navejas
Carmen Navejas, Trustee Sales Officer

State of: Arizona
County of: Maricopa

On July 18, 2014, before me, the undersigned, a Notary Public for said State, personally appeared Carmen Navejas personally known to me be (or 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 she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal,

Signature Judy Quick



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STATE OF NEVADA
DECLARATION OF VALUE FORM

- 1 Assessor Parcel Number(s)
- a) 004-112-11
 - 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 \$51,660.00
 b Deed in Lieu of Foreclosure Only (value of property) (_____)
 c Transfer Tax Value: \$51,660.00
 d Real Property Transfer Tax Due \$ 202.80

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

5. Partial Interest: Percentage being transferred: _____ %
 The undersigned declare 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 Carmen Navejas
 Carmen Navejas, 12-33540-JP-NV

Capacity Grantor

Signature _____
SELLER (GRANTOR) INFORMATION

Capacity Grantee
BUYER (GRANTEE) INFORMATION

National Default Servicing Corp.
 7720 N. 16th Street, Suite 300
 Phoenix, AZ 85020

JPMorgan Chase Bank, National Association
 3415 Vision Dr
 Columbus OH 43219

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

Print Name: _____ Escrow #: _____
 Address: LSI Title Agency, Inc.
3220 El Camino Real
Irvine CA 92602
 City: _____ State: _____ Zip: _____

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED

Cow County Title Co. 761 S. Nevada Ave. Reno NV 89448