

DOC # 0148277

09/02/2015

04:35 PM

Official Record

Recording requested By
DOCUMENT PROCESSING SOLUTIONS, INC

Lincoln County - NV

Leslie Boucher - Recorder

Fee: **\$15.00**

Page 1 of 2

RPTT: \$146.25

Recorded By: HB

Book- 298 Page- 0113

RECORDING COVER PAGE

APN 003-077-14



0148277

TRUSTEE'S DEED UPON SALE

Trustee Sale No. NV08001024-14-1

Title Order No. 95306858

RECORDING REQUESTED BY:

Pacific Coast Title Company

AFTER RECORDING RETURN TO:
DOCUMENT PROCESSING SOLUTIONS, INC.
590 W. LAMBERT RD.
BREA, CA 92821

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

Wells Fargo Bank, N.A.
3476 Stateview Blvd.
Fort Mill, SC 29715

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



Trustee Sale No. NV08001024-14-1

Title Order No. 95306858

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: **\$37,302.77**
- 3) The amount paid by the Grantee at the Trustee sale was: **\$37,302.77**
- 4) The documentary transfer tax is: **\$146.25**
- 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 **Wells Fargo Bank, N.A.**, herein called "Grantee", the real property in the County of Lincoln, State of Nevada, described as follows:

LOT NUMBERED ELEVEN (11) IN BLOCK NUMBERED ONE (1) IN THE CITY OF CALIENTE, COUNTY OF LINCOLN, STATE OF NEVADA.

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 June 6, 2000, made to ANNA M. BROWN and recorded on June 12, 2000, as Instrument No. 114654, in Book 148, on Page 453, 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 **August 21, 2015** at the place specified in said Notice, to Grantee who was the highest bidder therefore, for **\$37,302.77** cash, in lawful money of the United States, which has been paid.

Dated: 8/26/2015

MTC Financial Inc. dba Trustee Corps

[Signature]
By: Douglas Nunez, Authorized Signatory

State of NEVADA
County of CLARK

This instrument was acknowledged before me on August 26
2015, by DOUGLAS NUNEZ

[Signature]
Notary Public Signature

Christina Rourke
Printed Name

My Commission Expires: 5/3/17



Trustee Sale No. NV08001024-14-1

STATE OF NEVADA
DECLARATION OF VALUE FORM

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DOCUMENT PROCESSING SOLUTIONS, INC

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Page 1 of 1 Fee: \$15.00
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- 1. Assessor Parcel Number(s)
a. 003-077-14
b.
c.
d.
2. Type of Property:
a. Vacant Land
b. Single Fam. Res.
c. Condo/Twnhse
d. 2-4 Plex
d. Apt. Bldg
f. Comm'l/Ind'l
g. Agricultural
h. Mobile Home
Other
3. a. Total Value/Sales Price of Property \$ 37,302.77
b. Deed in Lieu of Foreclosure Only (value of property) ()
c. Transfer Tax Value: \$ 37,302.77
d. Real Property Transfer Tax Due \$ 146.25
4. If Exemption Claimed:
a. Transfer Tax Exemption per NRS 375.090, Section
b. Explain Reason for Exemption: BID+COSTS

FOR RECORDER'S OPTIONAL USE ONLY
Book: Page:
Date of Recording:
Notes:

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 [Handwritten Signature] Capacity: Grantor
Signature [Handwritten Signature] Capacity: Grantee

SELLER (GRANTOR) INFORMATION (REQUIRED)

BUYER (GRANTEE) INFORMATION (REQUIRED)

Katherine Le, Docs Processor
c/o MTC Financial Inc., DBA Trustee
Print Name: Corps
Address: 3571 Red Rock Street, Suite A
City: Las Vegas
State: NV Zip: 89103

Wells Fargo Bank, N.A.
Print Name: Wells Fargo Bank, N.A.
Address: 3476 Stateview Blvd.
City: Fort Mill
State: SC Zip: 29715

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

Pacific Coast Title Company
Print Name: Pacific Coast Title Company Escrow # 95306858
Address: 1111 E. KATELLA AVE. #200
City: Orange State: CA Zip: 92867