

DOC # 0150997

03/09/2017

04.25 PM

Official Record

Recording requested By
LSI TITLE COMPANY

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$16.00 Page 1 of 3

RPTT: \$323.70 Recorded By: AE

Book- 309 Page- 0460



0150997

APN 001-240-03

TRUSTEE'S DEED UPON SALE

Trustee Sale No. NV08000888-15-1

Title Order No. 150287124-NV-VOO

RECORDING REQUESTED BY:

Servicelink

WHEN RECORDED MAIL DEED
AND TAX STATEMENT TO:

PennyMac Loan Services, LLC
3043 Townsgate Road #200
Westlake Village, CA 91361

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

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

Trustee Sale No. NV08000888-15-1

Title Order No. 150287124-NV-
VOO

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: **\$162,065.32**
- 3) The amount paid by the Grantee at the Trustee sale was: **\$82,800.00**
- 4) The documentary transfer tax is: **\$323.70**
- 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 **PennyMac Loan Services, LLC**, 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 August 16, 2013, made to THERESA M. POULSEN, AN UNMARRIED WOMAN and recorded on August 23, 2013, as Instrument No. 0143882, in Book 281, on Page 0350, 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 **February 24, 2017** at the place specified in said Notice, to Grantee who was the highest bidder therefore, for **\$82,800.00** cash, in lawful money of the United States, which has been paid.

Dated: March 3, 2017

MTC Financial Inc. dba Trustee Corps



By: Phally Eng, Authorized Signatory

State of NEVADA
County of CLARK

This instrument was acknowledged before me on _____
2017, by PHALLY ENG.

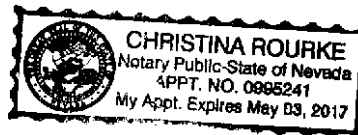
March 3



Notary Public Signature

Christina Rourke
Printed Name

My Commission Expires: 5/3/17





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Trustee Sale No. NV08000888-15-1

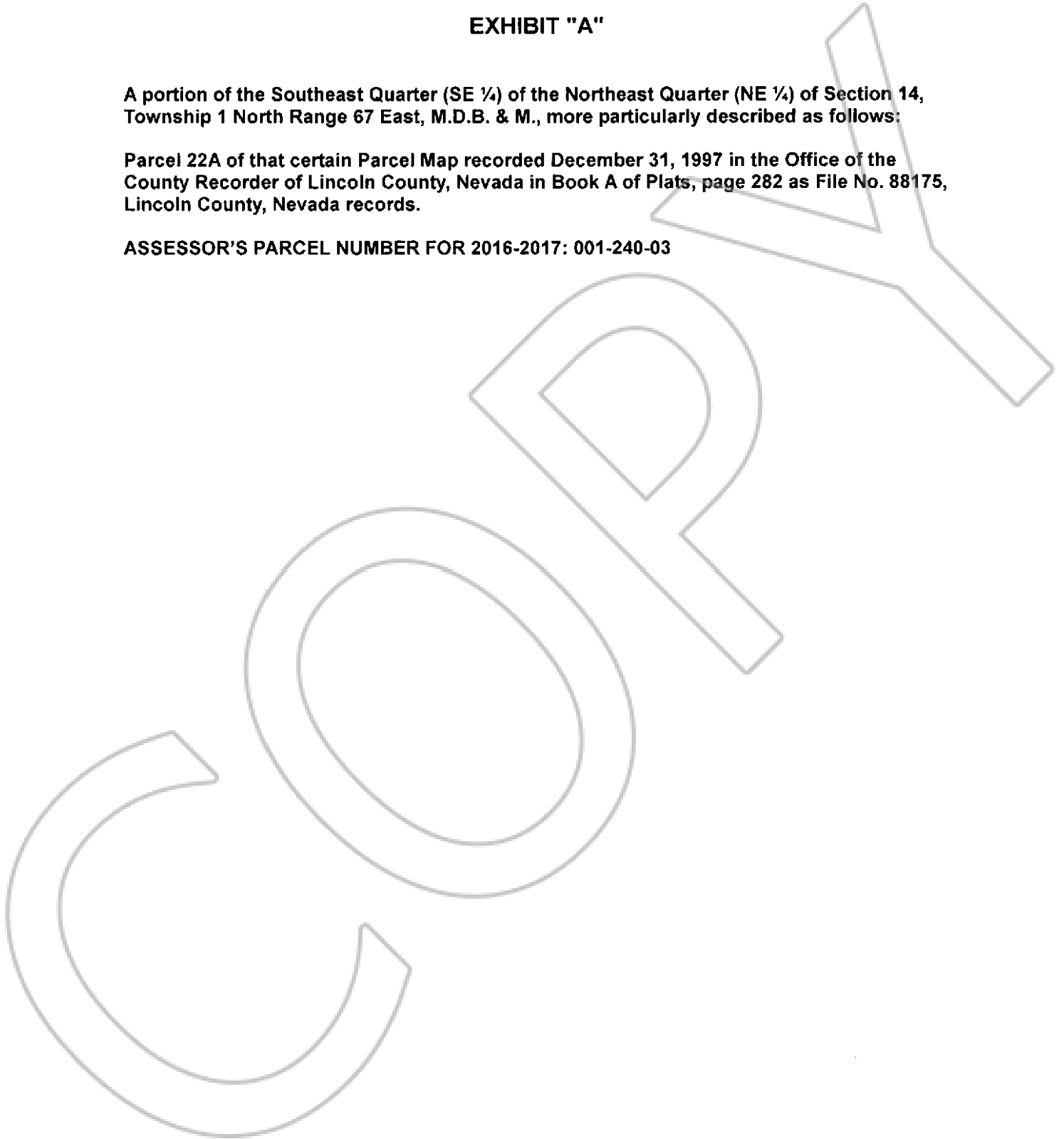
Title Order No. 150287124-NV-
VOO

EXHIBIT "A"

A portion of the Southeast Quarter (SE ¼) of the Northeast Quarter (NE ¼) of Section 14, Township 1 North Range 67 East, M.D.B. & M., more particularly described as follows:

Parcel 22A of that certain Parcel Map recorded December 31, 1997 in the Office of the County Recorder of Lincoln County, Nevada in Book A of Plats, page 282 as File No. 88175, Lincoln County, Nevada records.

ASSESSOR'S PARCEL NUMBER FOR 2016-2017: 001-240-03



STATE OF NEVADA
DECLARATION OF VALUE FORM

Recording requested By
LSI TITLE COMPANY

Lincoln County - NV
Leslie Boucher - Recorder

Page 1 of 1 Fee: \$16.00
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1. Assessor Parcel Number(s)

- a. 001-240-03
- 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
- b. Deed in Lieu of Foreclosure Only (value of property)
- c. Transfer Tax Value:
- d. Real Property Transfer Tax Due

\$ 82,800.00
(_____)
\$ 82,800.00
\$ 323.70

4. **If Exemption Claimed:**

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

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)

Katherine Le, Docs Processor
Print Name: MTC Financial Inc. dba Trustee Corps
Address: 17100 Gillette Avenue
City: Irvine
State: CA Zip: 92614

BUYER (GRANTEE) INFORMATION
(REQUIRED)

PennyMac Loan Services, LLC
Print Name: PennyMac Loan Services, LLC
Address: 3043 Townsgate Road #200
City: Westlake Village
State: CA Zip: 91361

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

LSI Title Company
Print Name: LSI Title Company
Address: 3220 El Camino Real
City: Irvine
Escrow # 150287124-NV-VOO
State: CA Zip: 92602