



TRUSTEE'S DEED UPON SALE

THIS INDENTURE, made October 25, 1976 between

TITLE SERVICE AND ESCROW COMPANY

a Nevada Corporation, as the duly appointed Trustee or substituted Trustee under the hereinafter mentioned Deed of Trust (herein called Trustee), and

DAVID MOIOLA, LEWIS MOIOLA, and RAMON ARRIZABALAGA

(herein called GRANTEE)

WITNESSETH:

WHEREAS, by Deed of Trust dated 4/30/74, and recorded 5/3/74 as Document No. 58351 in Book 47 at page 511 of Official Records in the Office of the County Recorder of Eureka County, Nevada, KENNETH A. GOTCHAL and DORIS M. GOTCHAL, husband and wife, as joint tenants did grant and convey the property herein described to MARVIN E. BARTELS and DOROTHY BARTELS, upon the Trusts therein expressed to secure, amount other obligations, payment of that certain promissory note and interest, according to the terms thereof; other sums of money advanced, and interest thereon; and

WHEREAS, breach and default occurred under the terms of said Deed of Trust in the particulars set forth in the Notice of said Breach and Default, to which reference is hereinafter made; and

WHEREAS, on 6-7-76 the Owner of said note executed and delivered to Trustee written Declaration of Default and Demand of Sale, and pursuant thereto a Notice of said Breach and Default and of Election to cause Trustee to sell said property to satisfy the obligation secured by said Deed of Trust was recorded 6-7-76 as Document No. 61510 in Book 55 at page 173 of Official Records in the office of the County Recorder of said County; and

WHEREAS, in consequence of said Declaration of Default, Election Demand for Sale and in compliance with the terms of said Deed of Trust, Trustee executed its Notice of Trustee's Sale stating that said Trustee, by virtue of the authority in it vested, would sell at public auction to the highest bidder for cash, in lawful money of the United States of America, the property particularly therein and hereinafter described, said property being in the County of Eureka, State of Nevada, and fixing the time and place of sale as October 12, 1976 at 11:00 o'clock A.M. at the Eureka County Court House

and caused a copy of said Notice to be posted for not less than twenty days before the date of sale therein fixed, in three public places in the City or Township of Eureka where said property is located, and in three public places in the City of Eureka, where said property was to be sold; and said Trustee caused a copy of said notice to be published once a week for three successive weeks before the date of said in Eureka Sentinel, a newspaper of general circulation printed and published in the County in which said real property is situated, the first date of such publication being 9/25/76, 10/2/76 and, 10/9/76.

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DOCUMENTARY TRANSFER TAX \$8.50
 & COUNTY ON FULL VALUE OF PROPERTY CONVEYED
 OR GRANTED, IN FULL VALUE OF SALE
 Eureka County, Nevada
 Ronald C. Muth
 Attorney for Grantor
 Determining Tax

1 WHEREAS, copies of said recorded Notice of Default and
2 said Notice of Sale were mailed to all those who were entitled
3 thereto in accordance with Section 107.090 of the Nevada Revised
Statutes; and

4 WHEREAS, all applicable statutory provisions of the State
5 of Nevada and all of the provisions of said Deed of Trust have
6 been complied with as to acts to be performed and notices to be
7 given; and

8 WHEREAS, at the time and place fixed as aforesaid Title
9 Service & Escrow Co., Trustee did sell at public auction,
10 the property the property hereinafter described to Grantee, the
11 highest bidder, for the sum of \$ 85,079.97 paid in lawful money
12 of the United States of America by the satisfaction of the indebted-
13 ness then secured by the said Deed of Trust, pro tanto.

14 NOW, THEREFORE, Trustee, in consideration of the premises
15 recited and by virtue of the authority vested in it by said Deed
16 of Trust, does, by these presents, GRANT AND CONVEY unto Grantee,
17 but without any covenant or warranty, express or implied, all that
18 certain property situate in the _____, County of
19 Eureka _____, State of Nevada, described as follows:

20 Lots 5 and 6, E 1/2 of NW 1/4, NE 1/4 of Section 7, Township 21
21 North, Range 53 East, M.D.B.&M.

22 IN WITNESS WHEREOF, said Trustee, has this day caused
23 its corporate seal and name to be hereunto affixed by its Vice-
24 President and Assistant Secretary, thereunto duly authorized by
25 resolution of its Board of Directors,

26 TITLE SERVICE AND ESCROW CO.
27 as Trustee aforesaid

28 BY: *Donald E. Miller*
29 Senior Vice President

30 BY: *James J. Miller*
31 Assistant Secretary

32 STATE OF NEVADA)
33) ss.
34 County of Churchill)

35 On _____, personally appeared before me, a
36 Notary Public in and for said County and State, *Donald E. Miller*

37 *Miller & James J. Miller*
38 known to me to be the Senior Vice President and Assistant Secretary
39 for the Corporation that executed the foregoing instrument and upon
40 oath, did depose that he is the Officer of the Corporation as above
41 designated; that he is acquainted with the seal of said Corporation
42 and that the seal affixed to said instrument is the Corporate seal

1 of said Corporation as indicated after said signatures; and that
2 said Corporation as indicated after said signatures; and that
3 said Corporation executed the said instrument freely and volun-
tarily and for the uses and purposes therein mentioned.



Betty L. Anderson
Notary Public

6
7 (This area for Official Notarial Seal)

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10
11 RECORDED AT THE REQUEST OF TITLE SERVICE & Escrow
12 on October 27, 1976, at 01 mins. past 3 P. M. In
13 Book 57 of OFFICIAL RECORDS, page 15737, RECORDS OF
EUREKA COUNTY, NEVADA. WILLIS A. DePAOLI Recorder
14 File No. 62353 Fee \$ 50⁰⁰