

RECORDING REQUESTED BY
AND WHEN RECORDED MAIL TO
☐ Title Insurance and Trust Company
NAME
STREET
ADDRESS
CITY & STATE
700 Wilshire Boulevard
Los Angeles, California
Don Bradford TS1-41968 C
TRUSTEE SALE OFFICER TRUSTEE'S SALE NUMBER

63052

Notice of Default and Election to Sell Under Deed of Trust

NOTICE IS HEREBY GIVEN: THAT TITLE INSURANCE and TRUST COMPANY, a corporation is duly appointed Trustee under a Deed of Trust dated April 28th, 1974 executed by MICHAEL F. BERGER, a single man,

as Trustor, to secure certain obligations in favor of ALBERT R. HECHINGER AND ALBERT R. HECHINGER, Trustee,

recorded 4-3-75 as instru- 59873 in book 51 page 239 as beneficiary,
Recorder of Eureka, Nevada ment no. of Official Records
therein as: The S1/2 of the S 1/2 of S31, T 29N, R 52E, MDB&M. in the Office of the
County, California, describing land

Including One note for the Principal sum of \$ 2,325.88 said obligations

that the beneficial interest under such Deed of Trust and the obligations secured thereby are presently held by the undersigned; that a breach of, and default in, the obligations for which such Deed of Trust is security has occurred in that payment has not been made of:

The installment of principal and interest which became due December 11, 1976,
and all subsequent installments of principal and interest.

that by reason thereof, the undersigned, present beneficiary under such Deed of Trust, has executed and delivered to said duly appointed Trustee, a written Declaration of Default and Demand for Sale, and has deposited with said duly appointed Trustee, such Deed of Trust and all documents evidencing obligations secured thereby, and has declared and does hereby declare all sums secured thereby immediately due and payable and has elected and does hereby elect to cause the trust property to be sold to satisfy the obligations secured thereby.

NOTICE

You may have the right to cure the default described herein and reinstate the mortgage or deed of trust. Section 2924c of the Civil Code permits certain defaults to be cured upon the payment of the amounts required by that section without requiring payment of that portion of principal and interest which would not be due had no default occurred. Where reinstatement is possible, if the default is not cured within three months following the recording of this notice, the right of reinstatement will terminate and the property may be sold. To determine if reinstatement is possible and the amount, if any, necessary to cure the default, contact the beneficiary or mortgagee or their successors in interest, whose name and address as of the date of this notice is

ALBERT R. HECHINGER AND ALBERT R. HECHINGER TRUSTEE
(name)

at 9301 Wilshire Boulevard, Beverly Hills, Calif. 90210
(address)

THIS NOTICE MUST BE RECORDED
BY TITLE INSURANCE
AND TRUST COMPANY ONLY.

X *Albert R. Hechinger*
ALBERT R. HECHINGER

X *Albert R. Hechinger Trustee*
ALBERT R. HECHINGER TRUSTEE

Dated 5/18/77

BOOK 59 PAGE 1666

CA 9721
(Individual)



TITLE INSURANCE
AND TRUST

A TFCOR COMPANY

STATE OF CALIFORNIA
COUNTY OF Los Angeles

SS.

On June 1, 1977 before me, the undersigned, a Notary Public in and for said
State, personally appeared ALBERT R. HECHINGER AND ALBERT R. HECHINGER-TRUSTEE

to be the person AL whose name AL subscribed
to the within instrument and acknowledged that he
executed the same.

WITNESS my hand and official seal.

Signature M. D. McFee

Name (Typed or Printed)



OFFICIAL SEAL
M. D. MCFEE
NOTARY PUBLIC-CALIFORNIA
PRINCIPAL OFFICE IN
LOS ANGELES COUNTY
My Commission Expires Sept. 25, 1977

(This area for official notarial seal)

Notice
of
Default



TITLE INSURANCE
AND TRUST

A TFCOR COMPANY

Home Office
433 South Spring Street
Los Angeles, California 90013
COMPLETE STATEWIDE TITLE SERVICE
WITH ONE LOCAL CALL

63052

RECORDED AT THE REQUEST OF Frontier Title Company
on June 10, 1977, at 51 mins. past 10 A.M. In
Book 59 of OFFICIAL RECORDS, page 166-167, RECORDS OF
EUREKA COUNTY, NEVADA. WILLIS A. DePAOLI Recorder
File No. 63052 Fee \$ 4.00

TITLE INSURANCE
AND TRUST



A TFCOR COMPANY

BOOK 59 PAGE 167