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Remember, YOU MAY LOSE LEGAL RIGHTS IF YOU DO NOT TAKE PROMPT ACTION.

If you have any questions, you should contact a lawyer or the governmental agency which may have insured your loan. Notwithstanding the fact that your property is in foreclosure, you may offer your property for sale, provided the sale is concluded prior to the conclusion of the foreclosure.

(916) 383-2500
SACRAMENTO, CA 95826
7700 COLLEGE TOWN DRIVE #101
C/O AKT DEVELOPMENT CORPORATION

ANGELIO K. TSAKOPOULOS, AN INDIVIDUAL, WILLIAM C. CUMMINGS, AN INDIVIDUAL, JD RANCH, A CALIFORNIA GENERAL PARTNERSHIP AND RUSSELL RANCH, A CALIFORNIA LIMITED PARTNERSHIP

foreclosure, or if your property is in foreclosure for any other reason, contact:
by your creditor. To find out the amount you must pay, or to arrange for payment to stop the only the legal right to stop the sale of your property by paying the entire amount demanded in the first paragraph of this notice, unless the obligation being foreclosed upon or a separate written agreement between you and your creditor permits a longer period, you have cure the default; or both (1) and (2). Following the expiration of the time period referred to above) to, among other things, (1) provide additional time in which to cure the default by Sale is posted (which may not be earlier than the end of the three-month period stated your beneficiary or mortgagee may mutually agree in writing prior to the time the Notice of full payment was demanded, but you must pay the amount stated above. However, you and current. You may not have to pay the entire unpaid portion of your account, even though is \$2,612,600.00 as of 04/06/93 and will increase until your account becomes may be recorded (which date of recordation appears on this notice). This amount

recorded. No sale date may be set until three months from the date this Notice of Default account, which is normally thirty-five days from the date this Notice of Default may be permitted costs and expenses within the time permitted by law for reinstatement of your right to bring your account in good standing by paying all of your past due payments plus PAYMENTS, IT MAY BE SOLD WITHOUT ANY COURT ACTION, and you may have the legal IF YOUR PROPERTY IS IN FORECLOSURE BECAUSE YOU ARE BEHIND IN YOUR

IMPORTANT NOTICE

NOTICE OF DEFAULT AND ELECTION TO SELL UNDER DEED OF TRUST

Title Order No.

Trustee Sale No. 93-04-10

Reference No.

Space above this line for recorder's use

Attn: Foreclosure Department

W.T. Service Corporation
1111 Howe Avenue, Ste. 450A
Sacramento, CA 95825

AND WHEN RECORDED MAIL TO

RECORDING REQUESTED BY

145152

EV 418326, FCL

EUREKA COUNTY, NEVADA
M.N. REBALCATH, RECORDER
FILE NO. 145152
FEE \$ 6.00

93 APR -8 P1:21

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OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
Frank American 7/He

NOTICE IS HEREBY GIVEN THAT:

W. T. SERVICE CORPORATION, A CALIFORNIA CORPORATION,

is duly authorized Agent for the Trustee, or duly appointed Trustee, or as duly designated Trustee under a Deed of Trust dated 03/30/92, executed by DANIEL H. RUSSELL

as Trustor, to secure obligations in favor of

ANGELO K. TSAKOPOULOS, AN INDIVIDUAL, WILLIAM C. CUMMINGS, AN INDIVIDUAL, JD RANCH, A CALIFORNIA GENERAL PARTNERSHIP AND RUSSELL RANCH, A CALIFORNIA LIMITED PARTNERSHIP

as Beneficiary recorded on 04/27/92 as instrument no. 140735 of Official Records in the Office of the Recorder of Eureka County, Nevada, as more fully described on said Deed of Trust, including 11 note(s); that the beneficial interest under said Deed of Trust and the obligations secured thereby are presently held by the beneficiary; that a breach of, and default in, the obligations for which said Deed of Trust is security has occurred in that the payment has not been made of: THE PRINCIPAL BALANCE OF THE PROMISSORY NOTES AND UNPAID INTEREST THEREON DUE AND PAYABLE ON APRIL 5, 1993, BY DEMAND LETTER DATED APRIL 5, 1993, PURSUANT TO THE TERMS OF THE NOTES AND ALL UNPAID INTEREST ACCRUED SUBSEQUENT TO SAID MATURITY DATE.

That by reason thereof, the present beneficiary under such Deed of Trust, has executed and delivered to said Trustee, a written Declaration and Demand for Sale, and has deposited with said duly appointed Trustee, such Deed of Trust and all documents evidencing the 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.

DATE: APRIL 6, 1993

W. T. SERVICE CORPORATION, A CALIFORNIA CORPORATION
AS TRUSTEE

BY: *Shelley Appino*
SHELLEY APPINO, ASSISTANT SECRETARY

STATE OF CALIFORNIA
COUNTY OF SACRAMENTO

On 04/06/93 before me, Loreta Echols, a Notary Public in and for said county, personally appeared Shelley Appino, Assistant Secretary, me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. WITNESS my hand and official seal.

Notary Public in and for said County and State

