

When recorded return to:

Mary O. Johnson
4234 Track Road
Melba, ID 83641

Foreclosure No. 501552

429267 756

TRUSTEE'S DEED UPON SALE

R.P.T.T. \$22.75

FIRST AMERICAN TITLE COMPANY OF NEVADA, a Nevada corporation (herein called Trustee) does hereby grant and convey, but without covenant or warranty, express or implied, to

MARY O. JOHNSON, a single woman

(herein called grantee) the real property in the County of EUREKA, State of Nevada, described as follows:

Lot 4, Block 23, of CRESCENT VALLEY RANCH AND FARMS, INC., UNIT NO. 1, according to the map thereof, filed in the office of the County Recorder of Eureka County on April 6, 1959, as File No. 34081

EXCEPTING THEREFROM all petroleum, oil, natural gas and products derived therefrom lying in and under said land as reserved by SOUTHERN PACIFIC LAND COMPANY, in deed recorded September 24, 1951, in book 24, page 168, Deed Records, Eureka County, Nevada.

This conveyance is made pursuant to the authority and powers vested in said Trustee, as Trustee, or Successor Trustee, or Substituted Trustee, under that certain Deed of Trust executed by

ANTHONY A. CONTRERAS AND CARIA N. CONTRERAS

as Trustors, recorded July 19, 1996, as Document No. 164204, in Book 299, Page 161 of Official Records in the Office of the Recorder of Eureka County, Nevada, and pursuant to the Notice of Default recorded December 1, 1997, as Document No. 168974 in Book 315, Page 470, of Official Records of said County, Trustee having complied with all applicable statutory requirements of the State of Nevada and performed all duties required by said Deed of Trust.

A Notice of Trustee's Sale was published once a week for three consecutive weeks commencing March 26, 1998 in the EUREKA SENTINEL, a legal newspaper and at least twenty days before the date fixed therein for sale, a copy of said Notice of Trustee's Sale was posted in three public places namely: Eureka County Courthouse, U.S. Post Office and Masonic Lodge, all located in Eureka, Nevada.

At the place fixed in said Notice of Trustee's Sale, said Trustee did sell said property above described at public auction on April 14, 1998 to said Grantee, being the highest bidder therefor, for \$ 17,177.42 credit in full satisfaction of the indebtedness then secured by said Deed of Trust.

IN WITNESS WHEREOF, First American Title Company of Nevada as Trustee, has this day, caused its corporate name and seal to be affixed hereto and this instrument to be executed by its authorized officer, thereunto duly authorized.

Dated: April 24, 1998

FIRST AMERICAN TITLE COMPANY OF NEVADA

as Trustee

by:

Sharon L. Ford, Vice President

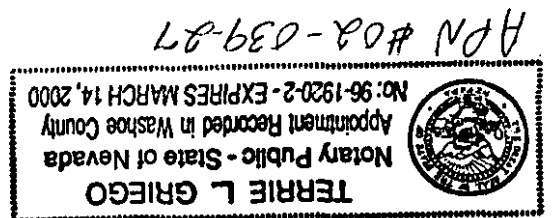
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170051

State of Nevada
County of Washoe

On April 24, 1998 before me, the undersigned, a Notary Public in and for said State, personally appeared Sharon L. Ford known to me to be an authorized officer and Vice President of First American Title Company of Nevada, the corporation therein named, and acknowledged to me that such corporation executed the same as Trustee. Witness my hand and official seal.

Sharon L. Ford
Notary Public



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OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
First American Title
98 MAY - 4 AM 9:14
BUREAU COUNTY NEVADA
FILE NO.
FEE \$ 8.00
170051
BOOK 319 PAGE 059

DECLARATION OF VALUE

Recording Date 5/4/98 Book 319 Page 58 Instrument # 170051

Full Value of Property Interest Conveyed \$ 17,177.42

Less Assumed Liens & Encumbrances -

Taxable Value (NRS 375.010, Section 2) \$ 22.75

Real Property Transfer Tax Due \$ 22.75

If exempt, state reason. NRS 375.090, Section 2 Explain: _____

INDIVIDUAL		ESCROW HOLDER	
Under penalty of perjury, I hereby declare that the above statements are correct.		Under penalty of perjury, I hereby declare that the above statements are correct to the best of my knowledge based upon the information available to me in the documents contained in the escrow file.	
Signature of Declarant		Signature of Declarant	
Name (Please Print)		Deborah Montgomery	
Address		Name (Please Print)	
City		Escrow Number	
State		FIRST AMERICAN TITLE COMPANY OF NEVADA	
Zip		Firm Name	
		331 7th Street	
		Address	
		Elko NV 89801	
		City	
		State	
		Zip	