

Order No.
Escrow No.
Loan No. Foreclosure No. 99-19529
WHEN RECORDED MAIL TO:

First American Title Company
P.O.Box 531
Reno, NV 89504
Attn: Sharon L. Ford

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OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
First American Title
99 OCT 15 PM 1:20

EUREKA COUNTY NEVADA
M.N. REBALEATI, RECORDER
FILE NO. 173098
FEES 7.00

999-19620 TGE

SPACE ABOVE THIS LINE FOR RECORDER'S USE

NOTICE OF BREACH AND DEFAULT AND OF ELECTION TO CAUSE
SALE OF REAL PROPERTY UNDER DEED OF TRUST

IN THE MATTER of the Deed of Trust made by JOHN A. GOURLEY and WILLIAM CRANE

To FIRST AMERICAN TITLE COMPANY OF NEVADA, formerly NEVADA TITLE GUARANTY COMPANY, Trustee,
dated June 19, 1996, recorded September 12, 1996, as Document No. 164531, in Book 300,
page 361 of Official Records, in the office of the County Recorder of Eureka County, Nevada,
securing among other obligations, a note for \$ 225,000.00 in favor of IVAN L. SMART, a married man
as his sole and separate property

or order.

NOTICE IS HEREBY GIVEN that a breach of an obligation for which said Deed of Trust is a security has occurred in that there has
been a default in the payment of principal and interest instalment in the sum of \$27,913.00 due
September 12, 1999 together with any and all late charges; advances by beneficiary;
taxes and/or assessments due; attorneys fees and foreclosure fees and costs.

There is now owing and unpaid upon said note the sum of \$ 208,984.00 principal, and interest thereon from
September 12, 1998

By reason of said breach and default, it is hereby declared that the whole of said unpaid amount of said note and all other sums secured
by said Deed of Trust is immediately due and payable, and notice is hereby given of the election of the undersigned to cause the

FIRST AMERICAN TITLE COMPANY OF NEVADA

, Trustee thereunder,
to sell the property described therein in the manner provided in said Deed of Trust, and notice is further hereby given that the under-
signed heretofore executed and delivered to said Trustee a written declaration of said breach and default and a written demand for the
sale of said property.

Dated: October 12, 1999

STATE OF NEVADA)
COUNTY OF Washoe) ss.

October 12, 1999

On _____
before me, the undersigned, a Notary Public in and for said

State, personally appeared _____

Sharon L. Ford

FIRST AMERICAN TITLE COMPANY OF NEVADA
as Trustee
by: *Sharon L. Ford*
Sharon L. Ford, Vice president

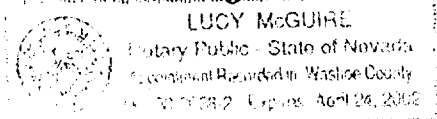
known to me to be the person _____ whose name _____
subscribed to the within instrument and acknowledged that
she _____ executed the same.

WITNESS my hand and official seal.

Signature *Lucy McGuire*

(This area for official notarial seal)

1813 (12/73)



173098

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