

Recording requested by:
First American Title Co.
When recorded mail to:

Quality Loan Service Corp.
319 Elm Street, 2nd Floor
San Diego, CA 92101

BOOK **432** PAGE **56-58**
OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
First American Title
2006 MAR -1 PM 2:14

EUREKA COUNTY, NEVADA
M.N. REBALEATI, RECORDER
FILE NO.

FEES **16.00**

203519

The undersigned hereby affirms that there is no

Space above this line for Recorder's use

TS No.: NV-06-56477-NF

Order # 2907248 - **V0**

Loan No.: 1144690

Assessors Parcel No(s) 07-396-18

Notice of Breach and Default and of Election to Cause Sale of Real Property Under Deed of Trust

NOTICE IS HEREBY GIVEN: That QUALITY LOAN SERVICE CORPORATION is either the original trustee, the duly appointed substituted trustee, or acting as agent for the trustee or beneficiary under a Deed of Trust dated 2/18/2000, executed by JOHN L. PRUTSMAN AND SUSAN O. PRUTSMAN, as Trustor, to secure certain obligations in favor of ASSOCIATES MORTGAGE CORPORATION, as beneficiary, recorded 2/28/2000, as Instrument No. 173907, in Book 332, Page 578 of Official Records in the Office of the Recorder of EUREKA County, Nevada securing, among other obligations including 1 NOTE(S) FOR THE ORIGINAL sum of \$88,688.99, 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:

Installment of principal and interest plus impounds and / or advances which became due on 7/25/2005 plus amounts that are due or may become due for the following: late charges, delinquent property taxes, insurance premiums, advances made on senior liens, taxes and/or insurance, trustees fees, and any attorney fees and court costs arising from or associated with beneficiaries effort to protect and preserve its security must be cured as a condition of reinstatement.

That by reason thereof the 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 hereon and reinstate the one obligation secured by such Deed of Trust above described. Section NRS 107.080 permits certain defaults to be cured upon the Payment of the amounts required by that statutory 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 35 days following recording and mailing of this Notice to Trustor or Trustor's successor in interest, the right of reinstatement will terminate and the property may thereafter be sold. The Trustor may have the right to bring a court action to assert the nonexistence of a default or any other defense of Trustor to acceleration and Sale.

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Loan No.: 1144690
Notice of Default
Page 2

To determine if reinstatement is possible and the amount, if any, to cure the default, contact:

CitiFinancial Mortgage Company, Inc.
C/O Quality Loan Service Corp.
319 Elm Street, 2nd Floor
San Diego, CA 92101
619-645-7711

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.

Dated: 2/28/2006

**QUALITY LOAN SERVICE CORPORATION , AS AGENT FOR
BENEFICIARY**

BY: First American Title Insurance Company

By:

Vangie Ortega
VANGIE ORTEGA

State of Nevada) ss.
County of Clark)

This instrument was acknowledged before me, a notary public, by _____ on
_____ 20____.

Notary Public

See attached →

If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holder's rights against the real property only.

**THIS OFFICE IS ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL
BE USED FOR THAT PURPOSE.**

As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations.

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of

Orange

SS.

On

2-28-06

before me,

Kristin Weems, Notary Public

Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared

Vangie Ortega

Name(s) of Signer(s)

☒ personally known to me

☐ 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.

Kristin Weems
Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document:

Notice of Default-NV-06-56477-NF

Document Date:

2-28-06

Number of Pages:

3

Signer(s) Other Than Named Above:

Capacity(ies) Claimed by Signer

Signer's Name:

- ☐ Individual
☐ Corporate Officer — Title(s): _____
☐ Partner — ☐ Limited ☐ General
☐ Attorney-in-Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

Signer Is Representing:

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

203519