

WHEN RECORDED MAIL TO:  
The Cooper Castle Law Firm  
5275 S. Durango Drive  
Las Vegas, Nevada 89113  
Attn: Foreclosure Dept.

T.S. No: 12-05-42940-NV  
APN: 007-450-11  
Title Report No.: 6724791

DOC# 224615  
07/12/2013 02:16PM

**Official Record**

Requested By  
COOPER CASTLE LAW FIRM- NEVADA

Eureka County - NV

Mike Rebaleati - Recorder

Page: 1 of 2 Fee: \$15.00

Recorded By FS RPTT: \$0.00

Book- 0552 Page- 0051



0224615

## NOTICE OF TRUSTEE'S SALE

**YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED May 23, 2008. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER.**

A public auction sale to the highest bidder for a cashier's check drawn on a state or national bank will be held by the duly appointed trustee as shown below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale.

TRUSTOR: Robert L. Cutler and Bethany L. Cutler

Duly Appointed Trustee: The Cooper Castle Law Firm fka The Cooper Christensen Law Firm, LLP  
Recorded on May 29, 2008, In 0211899 of Official Records in the office of the Recorder of Eureka County, Nevada, Described as follows:

**PARCEL 1-2 AS SHOWN ON THAT CERTAIN PARCEL MAP FOR ITAMAR BARHAI FILED IN THE OFFICE OF THE COUNTY RECORDER OF EUREKA COUNTY, STATE OF NEVADA, ON JUNE 20, 2007, AS FILE NO. 210066, BEING A PORTION OF THE S1/2 OF SECTION 4, TOWNSHIP 21 NORTH, RANGE 54 EAST, M.D.B.&M.**

**EXCEPTING THEREFROM ALL COAL AND OTHER VALUABLE MINERALS IN PATENT FROM THE UNITED STATES OF AMERICA, RECORDED JANUARY 24, 1956, IN BOOK 24, OF DEEDS, AT PAGE 501, EUREKA COUNTY, NEVADA.**

Date of Sale: 8/8/2013 at 11:00 AM

Place of Sale: Main Entrance County Courthouse, Main Street, Eureka, Nevada

Estimated Sale Amount: \$280,600.69

Street Address or other common designation 1270 Gitla Avenue, Eureka, NV 89316  
of real property:

APN #: 007-450-11

The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale.

Date: July 11, 2013

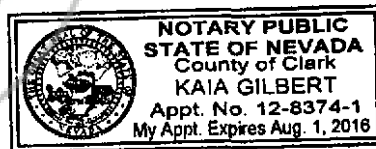
The Cooper Castle Law Firm, LLP  
5275 S. Durango Drive  
Las Vegas, Nevada 89113  
(702) 435-4175  
www.ccfirm.com

*Natalie Lehman*  
Natalie Lehman  
Attorney at Law

State of NEVADA } SS.  
County of CLARK }

On July 11, 2013, before me, the undersigned, Kaia Gilbert, personally appeared Natalie Lehman personally known to 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.

Signature *Kaia Gilbert* (Seal)



PAGE 2 OF 2



224615

Book: 552 07/12/2013  
Page: 52 2 of 2