

Requested and Prepared by:
**FIRST AMERICAN TITLE INSURANCE
COMPANY**

When Recorded Mail To:
**FIRST AMERICAN LOANSTAR TRUSTEE SERVICES
P.O. BOX 961253
FORT WORTH, TX 76161 877-276-1894**

TSG No.: 3760943
TS No.: 20089134002675
FHA/VA/PMI No.:

JULIE RODEWALD
San Luis Obispo County - Clerk/Recorder

AB
9/11/2008
8:00 AM

Recorded at the request of
First American Title Company

DOC#: 2008045996



Titles:	1	Pages:	2
Fees			11.00
Taxes			0.00
Others			0.00
PAID			\$11.00

Space above this line for Recorder's use only

NOTICE OF TRUSTEE'S SALE

YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 02/09/2006. 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.

On 9/30/2008 at 11:30 AM, FIRST AMERICAN LOANSTAR TRUSTEE SERVICES, as duly appointed Trustee under and pursuant to Deed of Trust recorded 2/10/2006, as Instrument No. 2006010111, in book , page , of Official Records in the office of the County Recorder of SAN LUIS OBISPO County, State of CALIFORNIA. Executed by:

ALEXANDRIA MARIA DEL GIORGIO,

WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK/CASH EQUIVALENT or other form of payment authorized by 2924h(b), (Payable at time of sale in lawful money of the United States) NEAR THE DOORS AT THE 976 OSOS ST. ENTRANCE TO THE SAN LUIS OBISPO COUNTY COURTHOUSE SAN LUIS OBISPO, CA

All right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State described as: AS MORE FULLY DESCRIBED IN THE ABOVE MENTIONED DEED OF TRUST APN# 025-803-048

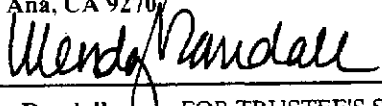
The street address and other common designation, if any, of the real property described above is purported to be:

2939 COTTAGE LANE, PASO ROBLES, CA 93466

The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said 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 said Deed of Trust, with interest thereon, as provided in said note(s), advances, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$305,285.51. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the County where the real property is located.

FIRST AMERICAN TITLE INSURANCE COMPANY
First American LoanStar Trustee Services
3 First American Way
Santa Ana, CA 92707

Date: 9/9/2008


Wendy Randall -- FOR TRUSTEE'S SALE
INFORMATION PLEASE CALL 714-573-1965

FIRST AMERICAN LOANSTAR TRUSTEE SERVICES MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED MAY BE USED FOR THAT PURPOSE.

NOTICE OF TRUSTEE'S SALE DECLARATION

Pursuant to California Civil Code §2923.5(c)

America's Servicing Company
3476 Stateview Blvd.
Fort Mill, SC 29715

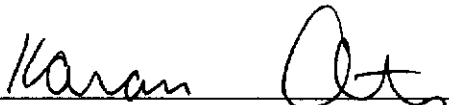
Borrower: ALEXANDRIA M DEL GIORGIO
Property Address: 2939 COTTAGE LN
PASO ROBLES CA 93446

The undersigned mortgagee, beneficiary, or their authorized agent (collectively, "Beneficiary") represent and declare that the requirements of California Civil Code §2923.5 have been met. This Declaration is required for any residential owner occupied property in which the Notice of Default and Election to Sell Under Deed of Trust that was filed prior to the enactment of California Civil Code §2923.5, and for which there was no subsequently filed notice of rescission.

One of the below necessary requirements was met by the Beneficiary pursuant to California Civil Code §2923.5(c):

- X The Beneficiary has made contact with the Borrower pursuant to California Civil Code §2923.5. Contact with the Borrower was made in person and/or by telephone to assess the Borrower's financial situation and to explore options for the borrower to avoid foreclosure.
- * The Beneficiary was unsuccessful in their attempts to contact the Borrower. The following efforts were made in the attempt to contact the Borrower:
 - i) at least three attempts to call Borrower at different hours and on three different days. These telephone calls were placed to the primary telephone number identified in the Borrower's loan file; or
 - ii) calls placed to the primary and secondary telephone numbers identified in the Borrower's loan file. However, Beneficiary determined that both primary and secondary numbers had been disconnected.
- * An Exemption as identified in 2923.5(h) applies:
 - a) The Borrower has surrendered the property pursuant to California Civil Code 2923.5(h)(1).
 - b) The Borrower has contacted with an organization, person, or entity whose primary business is advising people who have decided to leave their homes on how to extend the foreclosure process and avoid their contractual obligations to Beneficiary pursuant to California Civil Code 2923.5(h)(2).
 - c) The Borrower has filed for bankruptcy and the proceedings have not been finalized pursuant to California Civil Code 2923.5(h)(3).

Dated: 09/03/2008



America's Servicing Company

END OF DOCUMENT



First American Title Company

899 Pacific Street - San Luis Obispo, CA 93401
Phone (805) 543-8900 FAX (805) 544-0785

Prepared For :

Prepared By:

Parcel	: 025 803 048	Total	: \$340,000
Owner	: Delgiorgio Alexandria M	Land	: \$160,000
CoOwner	: Delgiorgio Nicholas	Struct	: \$180,000
Site	: 2939 Cottage Ln Paso Robles 93446	Other	:
Mail	: 2939 Cottage Ln Paso Robles Ca 93446	%Imprvd	: 53
Xfered	: 03/01/2006 Doc # : 14239	Exempt	:
Price	:	Type	:
Pr Xfer	: 02/10/2006 Deed : Grant Deed	TaxArea	: 2016
PrPrice	: \$349,000 Full	07-08 Tax	: \$4,211.22
First TD	: GRANT DEED	MapGrid	: 513 H2
LandUse	: 110 Res, Single Family Residence		
Legal	: CY PR TR 2376 LT 88		

Census : Tract: 102.01 Block : 1
Seller : DELGIORGIO ALEXANDRIA M
School District: Paso Robles Unified

Phone

Owner :
Tenant :

PROPERTY CHARACTERISTICS

Bedrooms	: 3	Building SqFt	: 1,339	Lot Acres	: .07
Bathrooms	: 2.50	Garage Type	: Garage	Lot SqFt	: 3,166
Fireplace	:	Garage SqFt	:	Bldg Matl	:
Air Cond	:	Stories	:	Year Built	: 2003
Heat Mthd	:	Pool	:		

SALES AND LOAN INFORMATION

Current

Sale Price :
Loan Amount :
Lender :
Document # : 14239
Loan Type :

Prior

Sale Price : \$349,000
Prior Date : 02/10/2006
Doc # : 10109