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Public View

Owner View



What is your home worth?

Full Name

Email

Phone

Looking to sell in...

Email Agent

By proceeding, you consent to receive calls and texts at the number you provided, including marketing by autodialer and prerecorded and artificial voice, and email, from realtor.com and about your inquiry and other home-related matters, but not as a condition of any purchase; this applies regardless of whether you check, or leave un-checked, any box above. [More...](#)

How much home can you afford?

Off Market

Interested in selling your home?

Preliminary offer by **Opendoor***

\$316,700

See your offers

*Eligibility and actual offer amount will be determined by Opendoor after you provide information specific to your home.



RECORDING REQUESTED BY:

Breckenridge

AND WHEN RECORDED TO:

Breckenridge Property Fund 2016, LLC
2015 Manhattan Beach Blvd., Suite 100
Redondo Beach, CA 90278
Forward Tax Statements to
Breckenridge Property Fund 2016, LLC
2015 Manhattan Beach Blvd., Suite 100
Redondo Beach, CA 90278

SPACE ABOVE LINE FOR RECORDER'S USE

TS # 21-25342

INVESTOR #: 048-581698

TITLE ORDER # 8769324

APN #: 3112-614-10-0-000

TRUSTEE'S DEED UPON SALE

APN 3112-614-10-0-000 TRANSFER TAX: \$242.00

The Grantee Herein **Was Not** The Foreclosing Beneficiary.The Amount Of The Unpaid Debt was **\$77,631.46**The Amount Paid By The Grantee Was **\$220,000.00**Said Property Is In The City Of **APPLE VALLEY**, County of **San Bernardino**

Carrington Foreclosure Services, LLC, as Trustee, (whereas so designated in the Deed of Trust hereunder more particularly described or as duly appointed Trustee) does hereby **GRANT** and **CONVEY** to

Breckenridge Property Fund 2016, LLC

(herein called Grantee) but without covenant or warranty, expressed or implied, all right title and interest conveyed to and now held by it as Trustee under the Deed of Trust in and to the property situated in the county of **San Bernardino**, State of California, described as follows:

LOT 618, TRACT NO. 3032, APPLE VALLEY RANCHOS UNIT NO. 3, COUNTY OF SAN BERNARDINO, STATE OF CALIFORNIA, AS PER PLAT RECORDED IN BOOK 41 OF MAPS, PAGES 14 AND 15, RECORDS OF SAID COUNTY.

EXCEPTING 1/2 INTEREST IN ALL OIL, GAS AND OTHER HYDROCARBONS AND MINERAL RIGHTS, AS RESERVED IN THE DECLARATION OF RESTRICTIONS RECORDED OCTOBER 15, 1946, IN BOOK 1956, PAGE 328, OFFICIAL RECORDS.

REFERENCE IS MADE TO QUITCLAIM DEED RECORDED JULY 19, 1955, IN BOOK 3694, PAGE 144, OFFICIAL RECORDS, RELEASING SURFACE ENTRY TO A DEPTH OF 500 FEET MEASURED IN A VERTICAL DIRECTION FROM THE EARTH'S SURFACE.

This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by **MATTHEW JAMES LADD, A SINGLE MAN** as Trustor, dated **2/11/2010** of the Official Records in the office of the Recorder of **San Bernardino**, California under the authority and powers vested in the Trustee designated in the Deed of Trust or as the duly appointed Trustee, default having occurred under the Deed of Trust pursuant to the Notice of Default and Election to Sell under the Deed of Trust recorded on **2/22/2010**, instrument number **10-67732** (or Book , Page) of Official records. Trustee having complied with all applicable statutory requirements of the State of California and performed all duties required by the Deed of Trust including sending a Notice of Default and Election to Sell within ten days after its recording and a Notice of Sale at least twenty days prior to the Sale Date by certified mail, postage pre-paid to each person entitled to notice in compliance with California Civil Code 2924b.