

When recorded mail to:



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
LAURA DEAN-LYTLÉ

PERRY & SHAPIRO, L.L.P.

3300 N. Central Ave., #2200
Phoenix, Arizona 85012
(602) 222-5711

DATE/TIME: 06/01/09 1102
FEE: \$13.00
PAGES: 2
FEE NUMBER: 2009-054916

File # 09-013150 SSV
023-2567196703

NOTICE OF TRUSTEE'S SALE

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The following legally described trust property will be sold, pursuant to the power of sale under that certain Deed of Trust recorded on November 14, 2007 in Instrument No. 2007-125548 in the office of the County Recorder of Pinal County, Arizona, at public auction to the highest bidder at the Main entrance to the Superior Court Building, 971 Jason Lopez Circle, Building A, Florence, Arizona at 11:00a.m. on August 31, 2009:

LOT 789, OF FINAL PLAT OF PECAN CREEK SOUTH UNIT 3, ACCORDING TO THE PLAT OF RECORD IN THE OFFICE OF THE COUNTY RECORDER OF PINAL COUNTY, ARIZONA RECORDED IN CABINET F, SLIDE 186

Purported address: 1094 East Leslie Circle, Queen Creek, AZ 85242
Tax Parcel #109-31-79107 Original Principal Balance \$208,320.00

Name and Address of Beneficiary: Taylor, Bean & Whitaker Mortgage Corp., 13820 Old St. Augustine Road, Suite 113-518, Jacksonville, Florida 32258.

Original Trustor: Todd McGuire, a married man, 222726 South 208th Street, Queen Creek, AZ 85242

The Trustee qualifies pursuant to A.R.S. § 33-803(A)(2) as a member of the State Bar of Arizona. The name, address, and telephone number of the Trustee is: Christopher R. Perry, 3300 N. Central Avenue, #2200, Phoenix, Arizona 85012, (602) 222-5711. The Trustee's Regulator is the State Bar of Arizona.