

Instrument # 905449
NEZ PERCE COUNTY, IDAHO
01-31-2023 03:08:51 PM No. of Pages: 4
Recorded for: IDEA LAW GROUP, LLC
PATTY WEEKS Fee: \$19.00
Ex-Officio Recorder Deputy Raquel Lewis
Index to: AFF/MAILING (212)
Electronically Recorded by Simplifile

AFFIDAVIT OF MAILING



Reference No: 48043908
Mailing Number: 0000397-01

STATE OF CALIFORNIA }
 }SS
COUNTY OF SAN DIEGO }

I, Charlene Broussard, declare as follows:

I am and at all times herein mentioned, a citizen of the United States, over the age of eighteen years and a resident of San Diego County, California.

That at the request of IDEA Law Group LLC on 1/27/2023, I deposited in the United States mail a copy of the attached document, in separate sealed envelopes, in accordance with the checked mailing classes defined below, postage prepaid, to the address list on exhibit A, attached hereto and made a part hereof.

☒ First Class ☐ Certified ☒ Certified Electronic Return Receipt
☐ Certified Return ☐ Registered ☐ Registered International
☐ First Class with Certificate of Mailing

Additional Services provided during the production of this mail order (if any):

None

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct.

January 30 2023 San Diego, California
Date and Place

[Signature]
Affiant

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA
COUNTY OF SAN DIEGO

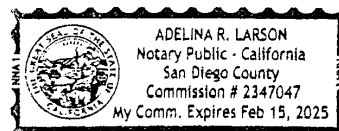
On January 30 2023 before me, Adelina R. Larson,
personally appeared Charlene Broussard, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on this instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Signature]

(Seal)



Jeremy L. Bass, 48043908

WE ARE A DEBT COLLECTOR. THIS COMMUNICATION IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

NOTICE OF POSTPONED TRUSTEE'S SALE

Pursuant to IC 45-1506 (8), you are hereby notified that the undersigned Trustee will on **February 21, 2023, at 2:00 p.m.** sell at public auction to the highest and best bidder, payable at the time of the sale, the following described real property, situated in Nez Perce County, State of Idaho.

The East 25 feet of Lot 9 and all of Lot 10, Block 10 of Maplewood Addition to the City of Lewiston, according to the recorded plat thereof. Records of Nez Perce County, Idaho

Which is subject to that certain Deed of Trust recorded under Instrument Number 774964, in the Official Records of Nez Perce County.

Said Trustee's Sale was originally scheduled for December 30, 2022 pursuant to the Notice of Trustee's Sale recorded in the Official Records Nez Perce County, Idaho, under Instrument No. 904186, and was continued by public proclamation to January 27, 2023, and further continued to the date, time and place specified above.

DATED: January 26, 2023

IDEA Law Group, LLC

By Michael Newell
Michael J. Newell
4530 S. Eastern Ave., Ste. 10
Las Vegas, NV 89119
Phone: (877) 353-2146

NOTICE OF POSTPONED TRUSTEE'S SALE - 1

Bass, 48043908

Postal Class:	First Class	
Mail Date:	01/27/2023	
Type of Mailing:	Letter	Sender: IDEA Law Group LLC
Attachment:	0000397-01 000 0127WEB IDEA_Law000787	4530 S. Eastern Ave., Suite 10
		Las Vegas NV 89119

0 (11)9690024844505586
Jeremy L. Bass
1515 21st Ave.
Lewiston, ID 83501-3926

1 (11)9690024844505609
Aimee M. Bass
1515 21st Avenue
Lewiston, ID 83501

2 (11)9690024844505647
Aimee M. Bass
42338 Waha Rd
Lewiston, ID 83501-7812

3 (11)9690024844505678
Aimee Marissa Taylor
1515 21st Avenue
Lewiston, ID 83501

4 (11)9690024844505715
Aimee Marissa Taylor
42338 Waha Rd
Lewiston, ID 83501-7812

5 (11)9690024844505753
Occupants
1515 21st Avenue
Lewiston, ID 83501

Postal Class:	Electronic - Ret	
Mail Date:	01/27/2023	Sender: IDEA Law Group LLC
Type of Mailing:	Letter	4530 S. Eastern Ave., Suite 10
Attachment:	0000397-01 000 0127WEB IDEA_Law000787	Las Vegas NV 89119

0	71969002484074180404 Jeremy L. Bass 1515 21st Ave. Lewiston, ID 83501-3926
1	71969002484074180435 Aimee M. Bass 1515 21st Avenue Lewiston, ID 83501
2	71969002484074180459 Aimee M. Bass 42338 Waha Rd Lewiston, ID 83501-7812
3	71969002484074180480 Aimee Marissa Taylor 1515 21st Avenue Lewiston, ID 83501
4	71969002484074180510 Aimee Marissa Taylor 42338 Waha Rd Lewiston, ID 83501-7812
5	71969002484074180527 Occupants 1515 21st Avenue Lewiston, ID 83501