

# Deed of Trust

This 23 day of May, 1973, Lois J. Wagner, an unmarried woman, and Adeline M. Anderson, an unmarried woman, as joint tenants-----

\_\_\_\_\_, the Trustor,  
hereby irrevocably grants, bargains and sells to Silver State Title Company  
\_\_\_\_\_, the Trustee,  
in trust with power of sale, for the

## SECURITY NATIONAL BANK OF NEVADA

the Beneficiary, the real property in Douglas County, Nevada, described as follows: All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, more particularly described as follows:

Lot 1 in Block A, in the HAWKINS ADDITION TO THE TOWN OF GARDNERVILLE, DOUGLAS COUNTY, NEVADA, as per the official map on record in the files of the County of Douglas, together with all the water and water fights, ditch and ditch rights belonging thereto.

EXCEPTING THEREFROM, the Northeast portion of Lot k, Block A of the Hawkins Addition to the Town of Gardnerville, Nevada, and more particularly described as follows:

Taking the line between the concrete monument located at the intersection of the center lines of Douglas Avenue and High School Street and the concrete monument located at the intersection of the center lines of U.S. Highway 395 and High School Street to be: North 45°14' East, 438.8 feet, then the description of the above named lot is as follows: Beginning at a point that bears North 33°55' East, 12747 feet from the concrete monument at the intersection of the centerlines of Douglas Avenue and High School Street and running thence North 45°14' East 70 feet; thence North 44°46' West, 64.70 feet; thence South 45°14' West, 77.50 feet; thence South 44°46' East, 64.70 feet; thence North 45°14' East, 7.50 feet to the Point of Beginning.

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of a landlord. Such acts shall not waive or affect the right of foreclosure or any other right hereunder. Beneficiary shall have the right, at reasonable times and upon reasonable notice, to inspect the premises.

5. (Waiver): Acceptance of a late or partial payment shall not constitute a waiver of default, and no waiver of any delay or default shall constitute a waiver of any other or future delay or default. Beneficiary may, from time to time, and for periods not exceeding one year, on behalf of the Trustor, renew or extend any promissory note, and the renewal or extension shall be conclusively deemed to have been made when endorsed on the note or notes.

6. (Remedies): Any default in payment, or in the performance of any covenant herein, or in any instrument secured hereby, shall have the same effect as a violation of the covenants adopted by reference and shall also entitle Beneficiary to declare all sums secured hereby immediately due and payable without demand or notice. Trustor agrees to pay any deficiency arising after application of the proceeds of sale. A Trustor who is a married woman agrees that recourse may be had against her separate property. If Beneficiary holds additional security for any obligation secured hereby, it may enforce its sale before or after a sale hereunder. Beneficiary may also bring an action to enforce the payment of any note or indebtedness secured hereby, without causing the Trustee to sell the security, the Trustor hereby waiving any provision of law requiring that recourse first be had to the security. The rights or remedies granted herein, or by law, shall be concurrent and cumulative. In the event of any tax or assessment on the interest of this Deed of Trust, it shall be deemed that such taxes and assessments are on the interest of the Trustor, who agrees to pay the same although assessed against the Beneficiary or Trustee.

7. (Parties): These agreements shall inure to, apply to, and shall bind the successors and the successors in interest of the parties. The singular shall include the plural and all genders. Obligations of parties shall be joint and several. Any notice required by law shall be given to Trustor by registered mail at Trustor's address below.

Trustor's address:

597 Douglas Avenue

Gardnerville, Nevada

Lois J. Wagner

Adeline M. Anderson

(Affix Seal if a Corporation)

(Complete Acknowledgment on Following Page)

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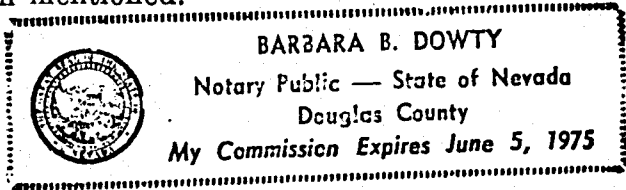
INDIVIDUAL(S) ACKNOWLEDGMENT

STATE OF NEVADA )  
County of Douglas ) ss

On this 23 day of May, 1973, personally appeared before me, a notary public in and for Douglas County, Lois J. Wagner and Adeline M. Anderson

known to me to be the person(s) described in and who executed the foregoing instrument, who acknowledged to me that they executed the same freely and voluntarily and for the uses and purposes therein mentioned.

(Notarial Stamp)



*Barbara B. Dowty*  
Notary Public

CORPORATE ACKNOWLEDGMENT

STATE OF NEVADA )  
County of ) ss.

On this \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, personally appeared before me, a notary public in and for \_\_\_\_\_ County, \_\_\_\_\_ and \_\_\_\_\_

known to me to be the duly authorized \_\_\_\_\_ president and \_\_\_\_\_ secretary, respectively, of the corporation that executed the foregoing instrument, and upon oath each did depose and say that he is the officer of the corporation as above designated; that he is acquainted with the seal of the corporation and that the seal affixed to the instrument is the corporate seal of the corporation; that the signatures to the instrument were made by officers of the corporation as indicated after the signatures, and that the corporation executed the instrument freely and voluntarily and for the uses and purposes therein mentioned.

(Notarial Stamp)

\_\_\_\_\_  
Notary Public

Deed of Trust

When Recorded  
Mail To  
SECURITY NATIONAL  
BANK OF NEVADA  
P. O. Box  
\_\_\_\_\_, Nevada

SILVER STATE TITLE CO.

Recorded at Request of  
On JUN 7 1973 At \_\_\_\_\_ Min. Past 11 AM  
Official Records of Douglas County, Nevada. Fee *6.00*

Patricia J. Stanley, Recorder.

By *[Signature]*

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