

DEED OF TRUST WITH ASSIGNMENT OF RENTS

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THIS DEED OF TRUST, made November 6, 1980

between

Stuart Spear and Donna A. Spear, husband and wife, as joint tenants,

herein called TRUSTOR,

whose address is 1294 Hiddenwoods Drive (Number and Street)

Zephyr Cove (City)

Nevada (State)

CMC SECURITY COMPANY, a Nevada corporation,

herein called TRUSTEE, and

See Exhibit "B" attached hereto and by this reference made a part hereof.

herein called BENEFICIARY,

WITNESSETH: That Trustor grants to Trustee in trust, with power of sale, that property in the County of Douglas

State of

NEVADA described as:

See Exhibit "A" attached hereto and by this reference made a part hereof.

In the event the herein described property or any part thereof, or any interest therein is sold, agreed to be sold, conveyed or alienated by trustor, or by the operation of Law or otherwise, all obligations secured by this instrument, irrespective of the maturity dated expressed therein, at the option of the holder thereof and without demand notice shall immediately become due and payable.

Together with the rents, issues and profits thereof, subject, however, to the right, power and authority hereinafter given to and conferred upon Beneficiary to collect and apply such rents, issues and profits.

For the purpose of securing (1) payment of the sum of \$ 150,000.00 with interest thereon according to the terms of a promissory note or notes of even date herewith made by Trustor, payable to order of Beneficiary, and all extensions or renewals thereof; and (2) the performance of each agreement of Trustor incorporated herein by reference or contained herein; (3) payment of additional sums and interest thereon which may hereafter be loaned to Trustor, or to his successors or assigns, when evidenced by a promissory note or notes reciting that they are secured by this Deed of Trust.

To protect the security of this Deed of Trust, and with respect to the property above described, Trustor expressly makes each and all of the agreements, and adopts and agrees to perform and be bound by each and all of the terms and provisions set forth in subdivision A, and it is mutually agreed that each and all of the terms and provisions set forth in subdivision B of the fictitious Deed of Trust recorded in the office of each County Recorder in the State of Nevada on January 30, 1968, in the book and at the page thereof, or under the document file number, noted below opposite the name of such county, namely:

COUNTY	BOOK	PAGE	DOC. NO.	COUNTY	BOOK	PAGE	DOC. NO.
Churhill	39 Mortgages	363	115384	Lincoln			49502
Clark	850 Off. Rec.		682747	Lyon	37 Off. Rec.	341	100661
Douglas	57 Off. Rec.	115	40050	Mineral	11 Off. Rec.	129	89073
Elko	92 Off. Rec.	652	35747	Nye	105 Off. Rec.	107	04823
Esmeralda	3-X Deeds	195	35922	Ormsby	72 Off. Rec.	537	32867
Eureka	22 Off. Rec.	138	45941	Pershing	11 Off. Rec.	249	66107
Humboldt	28 Off. Rec.	124	131075	Storey	"S" Mortgages	206	31506
Lander	24 Off. Rec.	168	50782	Washoe	300 Off. Rec.	517	107192
				White Pine	295 R. E. Records	258	

shall inure to and bind the parties hereto, with respect to the property above described. Said agreements, terms and provisions contained in said subdivision A and B, (identical in all counties, and printed on the reverse side hereof) are by the within reference thereto, incorporated herein and made a part of this Deed of Trust for all purposes as fully as if set forth at length herein, and Beneficiary may charge for a statement regarding the obligation secured hereby, provided the charge therefor does not exceed a reasonable amount.

The undersigned Trustor requests that a copy of any notice of default and any notice of sale hereunder be mailed to him at his address hereinbefore set forth.

STATE OF NEVADA

COUNTY OF Douglas

*Douglas*

On November 6, 1980

a Notary Public, personally appeared Stuart Spear and Donna A. Spear

known to me to be the person whose names are subscribed to the within instrument and acknowledged that they executed the same.

SIGNATURE OF TRUSTOR

*Stuart Spear*  
*Donna A. Spear*

Stuart Spear  
Donna A. Spear

DURINDA A. KELLEY

Notary Public - State of Nevada

Douglas County

My Commission expires Dec. 30, 1981

RECORDING REQUESTED BY

WHEN RECORDED MAIL TO

Name  
Street Address  
City State Zip  
Carson Mortgage Company  
301 W. Washington Street  
Carson City, NV 89701

50445

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EXHIBIT "A"

LEGAL DESCRIPTION

Commencing at the one-quarter corner common to Sections 27 and 34, Township 14 North, Range 18 East, N.D.M., thence Southerly along the North-South centerline of said Section 34, South 00°28'58" West 2162.69 feet; thence South 89°52'48" East 250.02 feet; thence South 04°30'00" East 300.98 feet to the True Point of Beginning; thence South 89°52'40" East 85.02 feet; thence along a curve concave to the Northeast with a radius of 45.00 feet, a central angle of 94°37'12" and an arc length of 74.31 feet; thence South 04°30'00" East 103.16 feet; thence North 89°52'38" West 130.02 feet; thence North 04°30'00" West 148.15 feet to the True Point of Beginning.

Subject to the Easterly 7.50 feet of the above described parcel, a non-exclusive easement for access and utility purposes.

Assessment Parcel No. 03-192-20.

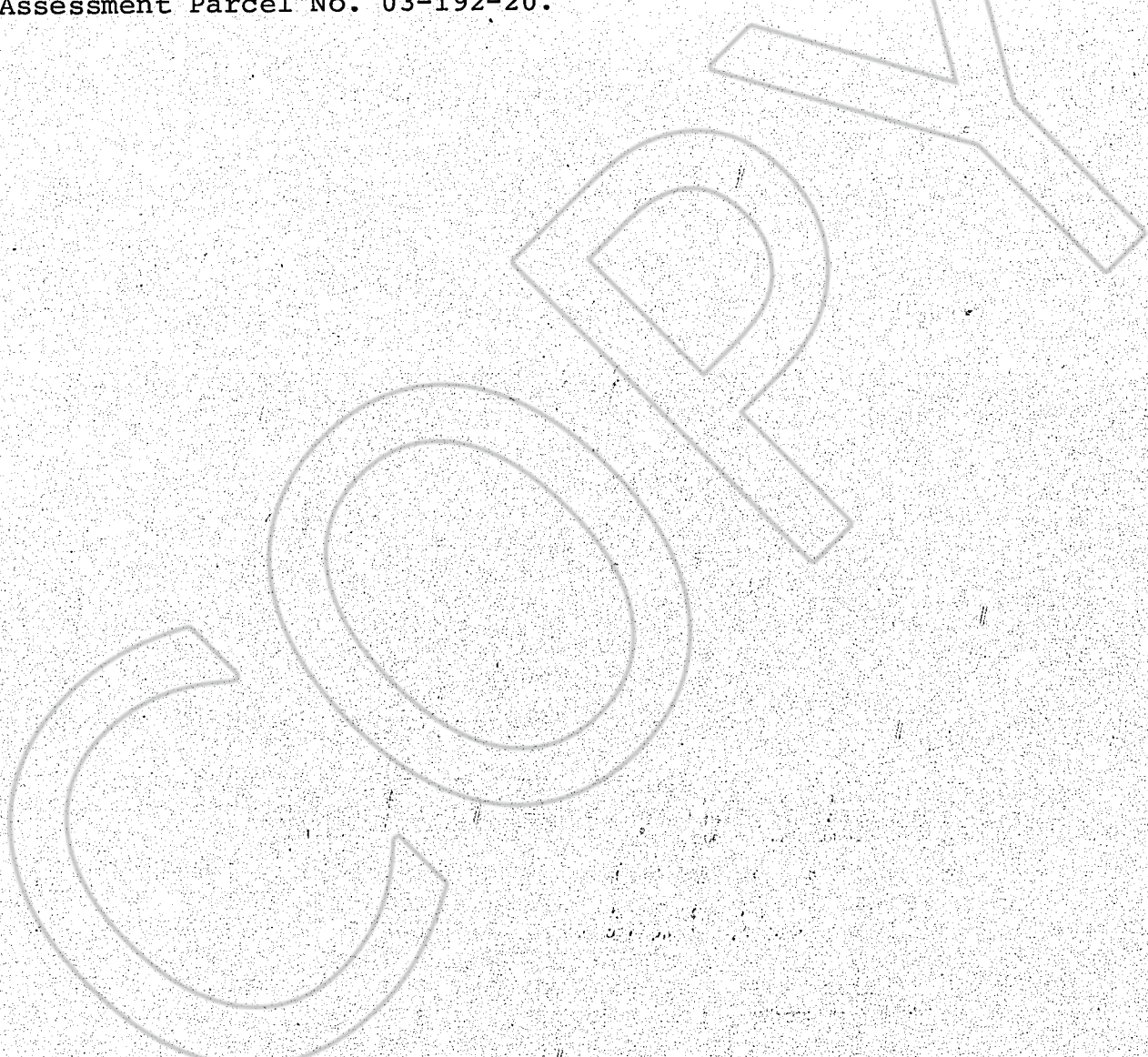


EXHIBIT "B"

George B. Criteser and Dorcas P. Criteser, husband and wife, as joint tenants, as to an undivided 17% interest; Harold N. Faylor and Adeline Faylor, husband and wife, as joint tenants, as to an undivided 17% interest; Joyce L. Rover, a single woman, as to an undivided 23% interest; Darrell D. Schmiedt and Irene C. Schmiedt, husband and wife, as joint tenants, as to an undivided 20% interest; Cecil J. Easley, a married man, as his sole and separate property, as to an undivided 7% interest; Ruth Lee Johnson, a married woman, as her sole and separate property, as to an undivided 13% interest; William W. Porter and Susan Fay Lewis, his daughter, as joint tenants, as to an undivided 3% interest.

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REQUESTED BY  
**DOUGLAS COUNTY TITLE**

IN OFFICIAL RECORDS OF  
DOUGLAS CO. NEVADA

*\$ 5.00 pd.*

1990 NOV -7 PM 4:31

MARIE A. RABEL  
RECORDER

*Carol E. Hart*  
*Dep.*

**50445**

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