

Order No. \_\_\_\_\_

Escrow No. \_\_\_\_\_

When Recorded Mail To:

T & G Financial, Inc  
P.O. Box 396, Wellington, Nv 89444

DEED OF TRUST WITH ASSIGNMENT OF RENTS

THIS DEED OF TRUST, made

March 15, 1989

between

MICHAEL ARNOLD BAUER AND ELIZABETH ELLEN BAUER, Husband and Wife, TRUSTORS,

whose address is P.O. Box 2000-933 South Lake Tahoe, CA 95705  
(Number and Street) (City) (State)

WESTERN NEVADA TITLE COMPANY, a Nevada corporation, TRUSTEE, and

T & G FINANCIAL, INC., a Nevada corporation, 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:

Lot 89, as shown on the map of TOPAZ RANCH/UNIT NO. 2, as filed in  
the office of the County Recorder of Douglas County, Nevada, on  
February 20, 1967, in Book 47, page 761, as Document No. 35464.  
APN 37-200-16.

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 \$ 12,742.00 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 or file number, noted below opposite the name of such county, namely:

COUNTY	BOOK	PAGE	DOC. NO.	COUNTY	BOOK	PAGE	DOC. No.
Churchill	39 Mortgages	383	115384	Lincoln			45902
Clark	850 Off. Rec.		882747	Lyon	37 Off. Rec.	241	100881
Douglas	67 Off. Rec.	116	40050	Mineral	11 Off. Rec.	128	88073
Eiko	92 Off. Rec.	852	35747	Nye	105 Off. Rec.	107	04823
Emerald	3-X Deeds	195	35922	Ormsby	72 Off. Rec.	837	32887
Eureka	22 Off. Rec.	138	45941	Pershing	11 Off. Rec.	248	88107
Humboldt	28 Off. Rec.	124	131075	Storey	"B" Mortgages	208	31808
Lander	24 Off. Rec.	168	50782	Washoe	300 Off. Rec.	817	107182
				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 above set forth.

STATE OF NEVADA ) CALIF. )  
County of El Dorado ) ss.

On March 15, 1989  
personally appeared before me, a Notary Public,  
Michael Arnold Bauer and  
Elizabeth Ellen Bauer

Signature of Trustors

Michael Arnold Bauer  
MICHAEL ARNOLD BAUER

Elizabeth Ellen Bauer  
ELIZABETH ELLEN BAUER

who acknowledged that they executed the above instrument.

Brenda Hummel Notary Public



198454

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COPY

REQUESTED BY  
T.G. Financial Inc  
IN OFFICIAL RECORDS OF  
DOUGLAS CO., NEVADA

'89 MAR 20 A9:02

SUZANNE BEAUDREAU  
RECORDER

\$6<sup>00</sup> PAID Bh DEPUTY

198454

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