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✓ DOUGLAS COUNTY BAIL BONDS
P.O. BOX 1535
Zephyr Cove, NV
89448

DEED OF TRUST

This Deed of Trust, made this 5th day of March, 1989
Between Douglas A. Benson, an unmarried man

Above space for Recorder

hereinafter called the TRUSTOR, and AMWEST GENERAL AGENCY, INC., P.O. Box 4500, Woodland Hills, California 91365, hereinafter called the TRUSTEE, and AMWEST SURETY INSURANCE COMPANY, hereinafter called the BENEFICIARY:

Witnesseth: That Trustor hereby grants to Trustee, in trust, with power of sale, being specifically limited to the purposes herein set forth and Trustee is specifically precluded from selling, conveying, or encumbering the subject real property, except for the benefit of the beneficiary, as set forth, all that property in the 886 Tillman #1, Gardnerville,
Nevada

County of Douglas, State of Nevada, described as:

Lot 33 in Building E as set forth on Map of Sequoia Village Townhouse #1 filed for Record in Office of County Recorder of Douglas County on 11-14-79 in Book 1179 Page 776 as Document #38712 and as corrected by Certificate of Amendment Recorded 7-14-1980 as Document #46136, 27-68201

Together with the appurtenances thereto and the rents, issues and profits thereof, and warranting the title to said premises. TO HAVE AND TO HOLD the same unto said Trustee and his successors, upon the trusts hereinafter expressed, namely: FOR THE PURPOSE OF SECURING payment to the said Beneficiary of the monies due to and of all losses, damages, expenditures and liability suffered, sustained made or incurred by AMWEST SURETY INSURANCE COMPANY, hereinafter called the Surety or Beneficiary (and as more fully set forth and described in a certain Bail Bond Agreement, which agreement is made a part hereof by references as though herein fully set forth) on account of, growing out of, or resulting from the execution of a certain bond on behalf of: Douglas A. Benson
in the matter of the State of Nevada
vs Douglas A. Benson AND FOR WHICH AMOUNTS and the matters set forth in the said Bail Bond agreement, the presents are security.

It is agreed and conditioned that a certificate signed by the Beneficiary at any time hereafter setting forth that the said bond has been declared forfeited or that a loss, damage, expenditures or liability has been sustained by the Surety or Beneficiary on account of the aforesaid Undertaking; the date or dates and amount or amounts of such loss, damages, expenditures and/or liability; that payment has been demanded of the party or parties on whose behalf the aforesaid Undertaking was or is about to be executed; and that such loss, damages, expenditures or determined liability has not been paid to the Beneficiary, shall be conclusive and binding on the Trustor, and shall be the warrant of the Trustee to proceed forthwith to foreclose and sell upon the security herein, and from the proceeds of sale (after deducting expenses including cost and search of evidence of title) pay to the Beneficiary the amount so certified, including interest at ten percent per annum from demand to date of payment and attorney's fees.

IT IS FURTHER AGREED THAT: UPON Delivery of said Certificate to Trustee, Beneficiary may declare all sums or obligations secured hereby due and payable by delivery to Trustee of written declaration of default and demand for sale and of written notice of default and of election to cause to be sold said property, which notice Trustee shall cause to be duly filed for record.

THE UNDERSIGNED TRUSTOR REQUESTS that a copy of any notice of default and of notice of sale hereunder be mailed to him at his mailing address opposite his signature hereto. Failure to insert such address shall be deemed a waiver of any request hereunder for a copy of such notices.

SIGNATURE OF TRUSTOR	STREET AND NUMBER	CITY	STATE
<u>Douglas A. Benson</u>	<u>886-1 TILLMAN</u>	<u>GARDNERVILLE, NV.</u>	
Douglas A. Benson			

STATE OF Nevada
County of Douglas ss.

(Notarial Seal)

ON March 5, 1989, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Douglas A. Benson

known to me, to be the person whose name he subscribed to the within Instrument, and acknowledged to me that he executed the same.
WITNESS my hand and official seal.



Randall H. Rees
Notary Public in and for said County and State

Bond of Trust

When recorded please mail to:

AMWEST SURETY INSURANCE COMPANY
P. O. Box 4500
Woodland Hills, California 91365

COPY

REQUESTED BY
Douglas County Bail Bonds
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

'89 APR 10 AM 11:01

SUZANNE BEAUDREAU
RECORDER

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BOOK **489** PAGE **840**