## **DEED OF TRUST WITH ASSIGNMENT OF RENTS**

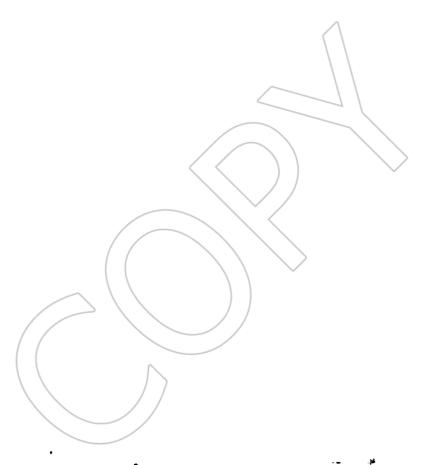
30Th THIS DEED OF TRUST, made this \_ FORREST W. HANSON and CAROL W. HANSON, husband and wife herein called TRUSTOR, whose address is (City) (State) (Number and Street) herein called TRUSTEE, and WESTERN TITLE COMAPNY, INC., a Nevada corporation an unmarried man DENNIS W. VANDER VEN and LAVINIA M. VANDER VEN, an unmarried woman , as joint teants with rights of survivorship herein called BENEFICIARY, WITNESSETH: That Trustor grants to Trustee in trust, with power of sale, that property in Douglas County, State of Nevada, to-wit: Lot 8, in Block A, as shown on the map of TOPAZ RANCH ESTATES UNIT NO. 4, filed for record in the office of the County Recorder of Douglas County, State of Nevada, on November 16, 1970, in Book 1 of Maps, page 224, as Document No. 50212. APN 37-492-10 Together with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, subject, however, to the right of Beneficiary, during any period of default hereunder, and without waiver of such actual to collect said rents, issues and profits by any lawful means, and to apply the same, less costs and expenses of collection to apply the same accurately because the costs. collection, to any indebtedness secured hereby. For the purpose of securing (1) payment of the sum of \$ 8,000.00 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, Trustor agrees: By the execution and delivery of this Deed of Trust and the note secured hereby, that provisions (1) to (16) inclusive of the Deed of Trust recorded in the Book and at the page, or document No. of Official Records in the Office of the county recorder of the county where said property is located, noted below opposite the name of such county, viz.: DOCUMENT No. BOOK PAGE DOCUMENT No. BOOK DOCUMENT No. BOOK PAGE COUNTY COUNTY 72637 19 102 116986 413987 514 Humboldt 58 112 34 mtgs. 22 41172 41292 88486 Lander 758 Pershing 57488 104132 Churchill 467 Storey 28573 R mtas Douglas Lincoln 24495 415 734 Tr. Deed Washoe 14831 343 Lvon 449 Elko 7664R 534-537 3H deeds 138-141 Mineral White Pine 128126 Esmeralda 26291 163 47157 39602 283 Nve (which provisions, identical in all counties, are printed on the reverse hereof) hereby are adopted and incorporated herein and made a part hereof as fully as though set forth herein at length; that he will observe and perform said provisions; and that the references to property, obligations, and parties in said provisions shall be construed to refer to the property, obligations, and parties set forth in this Deed of Trust. Beneficiary or the collection agent appointed by Beneficiary may charge a fee of not to exceed \$25.00 for each change in parties, or for each change in a party making or receiving a payment secured hereby. The parties agree that with respect to provision 16, the amount of fire insurance required by covenant 2 shall be in an amount equal to the total indebtedness secured by this Deed of Trust and all obligations having priority over this Deed of Trust, and with respect to attorney's fees provided for by covenant 7 the percentage shall be a reasonable percentage. 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. SIGNATURE OF TRUSTOR STATE OF NEWWOOD CALIFORNIA COUNTY OF LOS ANGELES September 30, 1989 personally appeared before me, a Notary Public, FORREST W. HANSON and CAROL A. HANSON who acknowledged that \_they\_ executed the above instrument. Carol . Hanson A10.4. OFFICIAL SEAL CONNIE RAABE NOTARY PUBLIC - CALIFORNIA LOS ANGELES COUNTY My comm. expires SEP 5, 1991

MANOUKIAN, SCARPELLO & ALLING, LTD.

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303 EAST PROCTOR STREET
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## REQUESTED BY WESTERN TITLE COMPANY, INC. IN OFFICIAL RECORDS OF DOUGLAS CO.. NEVADA

\*89 OCT 11 P12:10

SUZANNE BEAUDREAU
RECORDER 212737
DEPUTY

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