

When recorded mail to:
Security Pacific Bank
P. O. Box 11500
Reno, NV 89550
#1041

PRIME CREDIT LINE

DEED OF TRUST

NOTICE: THE PRIME CREDIT LINE AGREEMENT OBLIGATES BANK TO MAKE REVOLVING LOANS, TO OR FOR THE ACCOUNT OF CUSTOMER, WHICH ARE SECURED BY THIS DEED OF TRUST, THE UNPAID BALANCE OF WHICH WILL INCREASE OR DECREASE FROM TIME TO TIME. SUCH LOANS MAY NOT BE USED FOR THE PURCHASE OF THE PROPERTY DESCRIBED BELOW. Bank may check the title or ownership of the Property prior to making advances. Upon sale, conveyance, or transfer of the Property, the indebtedness of Customer which is secured by this Deed of Trust becomes immediately due and payable.

TRUSTOR (Customer): (name) Grady H. Davis
(name) Susan E. Davis
(mailing address) Box 5225 - 100 Hawthorne
Stateline, Nevada 89449

BENEFICIARY (Bank): SECURITY PACIFIC BANK NEVADA
(mailing address) Kingsbury Square
P.O. Box 5580
Stateline, Nevada 89449

TRUSTEE: Pacific Title, Inc.
(mailing address) P.O. Box 645
Zephyr Cove, Nevada 89448

LEGAL DESCRIPTION (Property):
See Schedule "A"

Date: October 6th, 1989

To secure the payment of all indebtedness of Customer to Bank, the maximum amount not to exceed \$ 14300.00, which is incurred under the "Prime Credit Line Agreement" between Bank and Customer, Customer hereby conveys and assigns to Pacific Title, Inc., as Trustee with the power of sale, the Property which is described above together with all existing and future easements and rights appurtenant thereto, rents therefrom, fixtures, policies and loss proceeds of insurance for fire, flood and other hazards, and awards or proceeds from condemnation proceedings.

Customer warrants that title of record to the Property is in Customer's name and Customer agrees as follows:

1. To pay all ad valorem taxes and assessments, all ground rents, all prior deeds of trust, mortgages and contracts, all homeowner's association assessments and all other obligations, which constitute a lien or charge against the Property, when due and prior to delinquency. Customer shall furnish Bank, from time to time, with such verifications of payment as Bank may require.
2. To care for the Property and to keep it in good condition and repair, to keep all fixtures in good repair and operating condition, including necessary replacements, to repaint interiors and the exterior when necessary to maintain a good appearance, to promptly repair, replace and restore any loss or damage, to keep the exterior landscaping appearance of the Property in good condition, and not to permit or commit any waste.
3. To insure the property for its full insurable value against loss by fire, other hazards generally included in a homeowner's policy, and against floods (if required by Bank). Customer shall provide Bank with a certificate of insurance or such other verification of coverage as Bank may require and with a standard lender's loss payable endorsement.
4. To defend at Customer's expense any claim which would adversely affect or prejudice the lien of this Deed of Trust or otherwise impair Bank's security.

Bank may advance money to cure defaults of Customer or to protect its security. All advances of Bank for such purposes shall be payable by Customer to Bank on demand, be secured by this Deed of Trust and bear interest from date of advance until paid at the same rate of interest specified in the Prime Credit Line Agreement.

Rents, insurance proceeds, and condemnation proceeds shall be paid to Bank and applied to Customer's indebtedness or given to Customer, as Bank may elect.

DUE-ON-SALE: Except as otherwise provided herein, in the event that Trustor, or any successor in interest to Trustor in the real property hereby encumbered shall sell, transfer or convey, or contract to sell, transfer or convey, such real property, or any portion thereof, or any interest therein, at the option of Beneficiary, the obligation secured by this Deed of Trust shall forthwith become due and payable although the time of maturity as expressed therein shall not have arrived. Consent to one such transaction shall not be deemed to be a waiver of the right to require consent to future or successive transactions.

This Deed of Trust adopts and incorporates all other covenants and warranties arising between a Trustor, Trustee and Beneficiary as are now provided or may henceforth be provided, from time to time, under the deed of trust security laws of the State of Nevada.

A default, as defined in the Prime Credit Line Agreement, shall be a default under this Deed of Trust and shall permit the Trustee and Beneficiary to declare such indebtedness to be immediately due and payable and to exercise all rights and remedies permitted by law in the manner provided by law. In any legal proceedings following default, Bank shall be entitled to recover its costs of reasonable attorneys' fees, court costs and other expenses, including costs of search of title and trustee's or sheriff's fees.

Reference in this Deed of Trust to Customer includes all persons named as Trustor.

Any homestead exemption or right to claim such an exemption is waived.

STATE OF NEVADA

County of DOUGLAS

SS

The following personally appeared and the foregoing instrument was acknowledged before me this 11th

day of October, 1989

by GRADY H. DAVIS
and SUSAN E. DAVIS

Julia A. Stockton
Notary Public

My commission expires April 26, 1992

Grady H. Davis
TRUSTOR (Customer) SIGNATURE Grady H. Davis
Susan E. Davis
TRUSTOR (Customer) SIGNATURE Susan E. Davis

JULIA A. STOCKTON
Notary Public - State of Nevada
Appointment Recorded In Douglas County
MY APPOINTMENT EXPIRES APR. 26, 1992

212793

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Schedule "A"

ALL OF THAT CERTAIN LOT, PIECE OR PARCEL OF LAND SITUATE IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, DESCRIBED AS FOLLOWS:

Commencing at a point of the Section line between Sections 23 and 26, Township 13 North, Range 18 East, M.D.B.&M., which bears North, 89°40' West a distance of 819.00 feet from the quarter corner common to said Sections 23 and 26; thence South 0°08' West a distance of 1229.65 feet to the true point of beginning; continuing South 0°08' West a distance of 87.88 feet to point; thence North 89°46' West a distance of 163.80 feet to a point; thence North 0°08' East a distance of 87.88 feet to a point; thence South 89°46' East a distance of 163.80 feet to the true point of beginning; being a portion of Lot 6 of the Palady Tract in the Northeast Quarter of the Northwest Quarter (NE ¼ NW ¼) of Section 26, Township 13 North, Range 18 East, M.D.B. &M.

Assessor's Parcel No. 07-180-24

Together with the right of ingress to said parcel from the Kingsbury Grade and the right of egress from said parcel to the Kingsbury Grade over an existing roadway leading from Kingsbury Grade to said Parcel

REQUESTED BY
PACIFIC TITLE, INC.

IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

'89 OCT 12 AIO:47

SUZANNE BEAUDREAU
RECORDER

\$6⁰⁰ PAID *KAZ* DEPUTY

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