

**DEED OF TRUST WITH ASSIGNMENT OF RENTS**

THIS DEED OF TRUST, made MARCH 21, 1991 between

VAIL ANET SEWELL AND ADAM J. SEWELL, HUSBAND AND WIFE AS JOINT TENANTS, TRUSTOR,

whose address is PO BOX 116, GARDNERVILLE, NEVADA 89410  
(Number and Street) (City) (State/Zip)

First Nevada Title Company, a Nevada corporation, TRUSTEE, and

GENE A. EPPLER AND PEGGY P. EPPLER, HUSBAND AND WIFE AS JOINT TENANTS, 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:

ASSESSOR'S PARCEL NO. 23-160-29

"SEE DESCRIPTION SHEET ATTACHED HERETO AND MADE A PART HEREOF. "

**THIS DOCUMENT IS RECORDED AS AN ACCOMODATION ONLY**  
and without liability for the consideration therefor, or as to the validity or sufficiency of said instrument, or for the effect of such recording on the title of the property involved.

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 \$ 4,000.00 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 or file number, noted below opposite the name of such county, namely:

COUNTY	BOOK	PAGE	DOC. NO.	COUNTY	BOOK	PAGE	DOC. NO.
Churchill	39 Mortgage	363	115364	Lincoln			45902
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	Parshing	11 Off. Rec.	249	66107
Humboldt	28 Off. Rec.	124	131075	Storey	*S* Mortgage	206	31506
Lander	24 Off. Rec.	188	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 as his address above set forth.

STATE OF NEVADA )  
County of DOUGLAS ) ss.

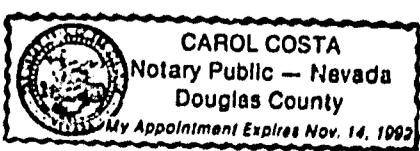
Signature of Trustor  
Vail Anet Sewell  
VAIL ANET SEWELL  
Adam J. Sewell  
ADAM J. SEWELL

On March 22 1991

personally appeared before me, a Notary Public,  
Vail Anet Sewell  
Adam J. Sewell

who acknowledged that they executed the above instrument.  
Carol Costa Notary Public

**FOR RECORDER'S USE**



CAROL COSTA  
Notary Public - Nevada  
Douglas County  
My Appointment Expires Nov. 14, 1992

When Recorded Mail To:  
FIRST NEVADA TITLE COMPANY

PO BOX 158  
MINDEN, NV 89423 M1991-33-CC

247078  
BOOK 391 PAGE 2866

DESCRIPTION SHEET

A parcel of land situate in Section 33, Township 13 North, Range 21 East, M.D.B. & M., more particularly described as follows:

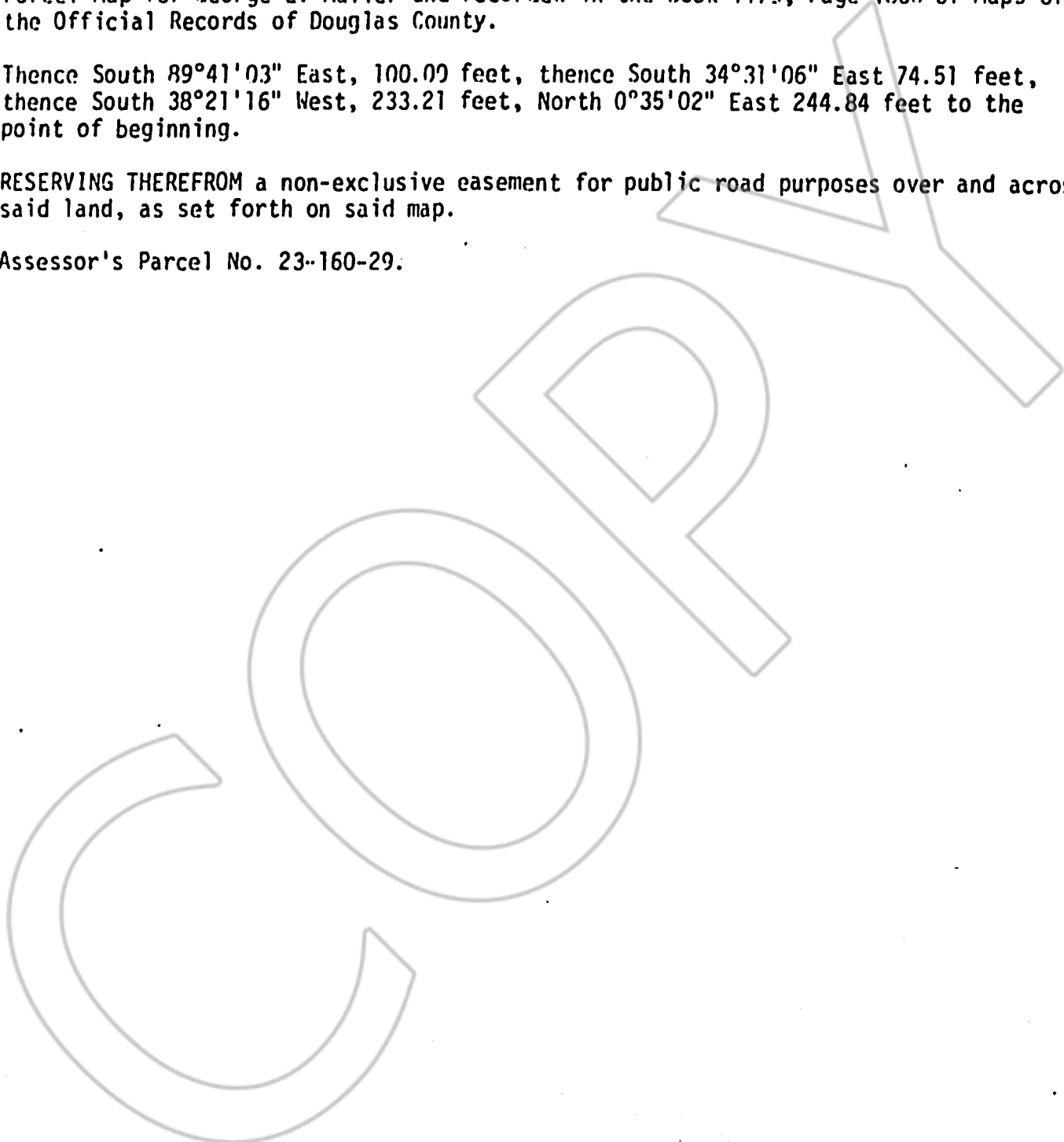
Parcel A as set forth on that certain Parcel Map for George E. Muller, filed for record in the office of the County Recorder of Douglas County, Nevada, on November 30, 1979, as Document No. 39239, of Official Records; and incorporated herewith, the following:

Commencing at the Northwest corner of Parcel "B" as shown and located on that certain Parcel Map for George E. Muller and recorded in the Book 1179, Page 1860 of Maps of the Official Records of Douglas County.

Thence South 89°41'03" East, 100.00 feet, thence South 34°31'06" East 74.51 feet, thence South 38°21'16" West, 233.21 feet, North 0°35'02" East 244.84 feet to the point of beginning.

RESERVING THEREFROM a non-exclusive easement for public road purposes over and across said land, as set forth on said map.

Assessor's Parcel No. 23-160-29.



REQUESTED BY  
FIRST NEVADA TITLE COMPANY For  
IN OFFICIAL RECORDS OF DOUGLAS CO. NEVADA Savell

91 MAR 22 12:05

SUZANNE BEAUBREAU  
RECORDER 247078  
DEPUTY

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