

DEED OF TRUST WITH ASSIGNMENT OF RENTS

THIS DEED OF TRUST, made AUGUST 5, 1991 between JEANINE CAYA, AN UNMARRIED WOMAN, TRUSTOR,

whose address is 958 ARROWHEAD DRIVE, GARDNERVILLE, NEVADA 89410 (Number and Street) (City) (State/Zip)

First Nevada Title Company, a Nevada corporation, TRUSTEE, and ALEXANDER KOSLOV AND CHARYL E. KOSLOV, 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:

LOT 412, AS SHOWN ON THE MAP OR RE-SUBDIVISION OF LOTS 91 A & B, 92 A & B, 93 THROUGH 96 AND 221 THROUGH 232 GARDNERVILLE RANCHOS UNIT NO. 2, FILED JULY 10, 1967, DOCUMENT NO. 37049, IN THE OFFICE OF THE RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA.

ASSESSOR'S PARCEL NO. 27-441-06

IN THE EVENT THE TRUSTOR SELLS, CONVEYS OR ALIENATES THE WITHIN DESCRIBED REAL PROPERTY OR CONTRACTS TO SELL, CONVEY OR ALIENATE; OR IS DIVESTED OF TITLE IN ANY OTHER MANNER WITHOUT THE APPROVAL OF AN ASSUMPTION OF THIS OBLIGATION BY THE BENEFICIARY, UPON THIS FIRST OBTAINED, BENEFICIARY SHALL HAVE THE RIGHT TO DECLARE THE UNPAID BALANCE DUE AND PAYABLE IN FULL, IRRESPECTIVE OF THE MATURITY DATE EXPRESSED ON THE NOTE SECURED HEREBY

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 \$ 50,000.00 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:

Table with 8 columns: COUNTY, BOOK, PAGE, DOC. NO., COUNTY, BOOK, PAGE, DOC. NO. listing various counties and their associated deed records.

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

Signature of Trustor JEANINE CAYA

On August 6, 1991 personally appeared before me, a Notary Public, Jeanine Caya

who acknowledged that she executed the above instrument. Notary Public

When Recorded Mail To: ALEXANDER AND CHARYL E. KOSLOV PO BOX 1693 ZEPHYR COVE, NV 89448

FOR RECORDER'S USE F. MICHITARIAN Notary Public - State of Nevada My Appointment Expires Jan. 8, 1995

COPY

REQUESTED BY
FIRST NEVADA TITLE CO.

IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

'91 AUG -7 P12:28

CLERK OF COURSE
RECORDED

257163

\$6⁰⁰ PAID *KJ* DEPUTY

BOOK **891** PAGE **889**