Order No. 92030618 Escrow No. 92030618 When Recorded Mail To: Louis Bustanhoby P. O. Box 335, Gardnerville, NV 89410

Space above this line for recorder's use

## DEED OF TRUST WITH ASSIGNMENT OF RENTS

THIS DEED OF TRUST, made

April 3, 1992

between

NEVADA JOHNSON, INC., a Nevada corporation

, TRUSTOR,

whose address is P. O. Box 2435, Gardnerville, NV 89410 (Number and Street) (City)

(State)

TRUSTEE, and

STEWART TITLE OF DOUGLAS COUNTY, a Nevada corporation

BENEFICIARY,

COUIS BUSTANHOBY, a widower
WITNESSETH: That Trustor grants to Trustee in trust, with power of sale, that property in the City of

Gardnerville

, County of Douglas

, State of NEVADA described as:

Lot 48, as shown onthe Official Map of Gardnerville Ranchos Unit No. 5, filed for record on November 4, 1970, in the Office of the CountyRecorder of Douglas County, Nevada, as Document No. 50056. )( ()>

APN: 29-143-04.

IN THE EVENT TRUSTOR SELLS, CONVEYS OR ALIENATES THE WITHIN DESCRIBED 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 BEING FIRST OBTAINED, BENEFICIARY SHALL HAVE THE RIGHT TO DECLARE THE UNPAID BALANCE DUE AND PAYABLE IN FULL, IRRESPECTIVE OF THE MATURITY DATE EXPRESSED ONTHE 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 tents, issues and profits.

For the purpose of securing (1) payment of the sum of \$ 85,000.00 with interest theseon according to the terms of a promissory note or notes of even date hermwith mode 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, with interest theseon according to the terms of a promissory 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 faith 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 Nevoda 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 Mortgages	363	115384	Lincoln			45902
Clark //	# 850 Off. Rec.	- N	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
Euroke	22 Off. Rec.	138	45941	Pershing	11 Off. Rec.	249	66107
Humboldt	28 Off. Rec.	124	131075	Storey	"S" Mortgeges	206	31506
Lander	24 Off. Rec.	168 👛	50782	Washoe	300 Off. Rec.	517	107192
1 1			1	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 at his address above set forth. SUSAN L. BEAUCHAMP Noton: Public - Slote of Nevada \$5.04.54.75.765 Cm. n City STATE OF NEVADAL 

NEVADA JOHNSON, INC.

County of <u>Carson City</u>

KIRK JOHNSON PRESIDENT

Signature of Trustor

On April 3, 1992

personally appeared before me, a Notary Public,

Kirk Johnson

who acknowledged that he executed the above

instrument.

Pacecham Notary Public

san Susan L. Beauchamp

Official Records of Douglas County, Nevada Suzanne Beaudreau, Recorder

Recorded at Request of

STEWART TITLE OF ROUGLAS COUNTY

5.00 \_ Pd.

275036

Deputy

BOOK 492 PAGE '7'77

\_Time 4:35 P.M