

Deed of Trust and Assignment of Rents

This Deed of Trust made this 27th day of April, 19 93, between:

Charles Owens and Kim Owens

herein called TRUSTOR,

whose address is P.O. box 2609 Gardnerville, Nv. 89410

and Naomi Phillips

herein called TRUSTEE,

and Naomi Phillips

herein called Beneficiary,

WITNESSETH: That Trustor IRREVOCABLY GRANTS, TRANSFERS AND ASSIGNS TO TRUSTEE IN TRUST, WITH POWER OF SALE, that property in Douglas County, State of Nevada described as:

(Set forth legal description) **A PARCEL OF LAND SITUATED IN AND BEING A PORTION OF THE SOUTH 1/2 OF SECTION 35, IN TOWNSHIP 13 NORTH, RANGE 20 EAST, N.D.B. & M., DOUGLAS COUNTY NEVADA, BEING MORE DESCRIBED AS FOLLOWS:**

PARCEL 2-B, AS SET FORTH ON THAT CERTAIN PARCEL MAP FOR THE JEFFREY J. DRURY, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA ON SEPTEMBER 20, 1990, IN BOOK 990, AT PAGE 2745, AS DOCUMENT NO. 234936.

TOGETHER WITH ALL APPURTENANCES in which Trustor has any interest, including water rights benefitting said realty, represented by shares of a company or otherwise; and,

TOGETHER WITH the rents, issues and profits thereof, reserving the right to collect and use the same, except during continuance of some default hereunder, and during continuance of such default, authorizing Beneficiary to collect and enforce the same by any lawful means in the name of any party hereto.

FOR THE PURPOSE OF SECURING (1) Performance of each agreement of Trustor incorporated by reference or contained herein, (2) Payment of the indebtedness evidenced by (1) Promissory Note of even date herewith, and any extension or renewal thereof, in the principal sum of: (\$ 25,000.00) **twenty five thousand** DOLLARS

executed by Trustor in favor of Beneficiary, or order. (3) Payment of such additional sums as may hereafter be advanced for the account of Trustor or assigns by Beneficiary with interest thereon.

TO PROTECT THE SECURITY OF THIS DEED OF TRUST, TRUSTOR AGREES: By the execution of this Deed of Trust, that provisions numbered (1) to (16) inclusive of the Master Form 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;

COUNTY	DOCUMENT NUMBER	BOOK	PAGE	COUNTY	DOCUMENT NUMBER	BOOK	PAGE
CLARK	413667	514		CHURCHILL	104132	34	591
DOUGLAS	24495	22	415	ELKO	14831	43	343
ESMERALDA	26291	3H DEEDS	136-141	EUREKA	39802	3	263
HUMBOLT	118988	3	63	LANDER	41172	3	756
LINCOLN	41292	O MRGS	467	WASHOE	407205	734	221
LYON	85488	31 MRGS	448	MINERAL	78848	18	534-537
NYE	47517	67	183	ORMSBY	72637	19	102
PERSHING	57488	28	68	STOREY	28573	R MRGS	112
WHITE PINE	128128	261	341				

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 the Deed of Trust.

The parties agree that with respect to provision 16, the amount of fire insurance required by Covenant 2 shall be \$ 0 and with respect to attorney's fees provided for by covenant 7 the percentage shall be 12 %

The undersigned Trustor requests a copy of any Notice of Default and of any Notice of Sale hereunder be mailed to him at his address hereinbefore set forth.

IN WITNESS WHEREOF, I/We have hereunto set my hand/our hands this 1st day of July, 1993

[Signature]
(Signature)

Charles Owens

(Print or type name here)

[Signature]
(Signature)

Kim Owens

(Print or type name here)

STATE OF NEVADA }
COUNTY OF Douglas }

On this 1 day of July, 19 93
personally appeared before me, a Notary Public

Charles Owens and
Kim Owens

personally known to me to be the person(s) whose name(s) is subscribed to the above instrument who acknowledged that he 4 executed the instrument.

Witness my hand and official seal

[Signature]
(Notary Public)



RECORDING REQUESTED BY AND MAIL TO

NAME Naomi Phillips
ADDRESS 101 B. West McKnight
CITY/ST/ZIP Grass Valley Ca. 95949
If applicable mail tax statements to

NAME
ADDRESS
CITY/ST/ZIP

SPACE BELOW THIS LINE FOR RECORDS USE ONLY
Charles Owens
IN OFFICIAL RECORDS OF
DOUGLAS CO. NEVADA

93 JUL -1 P12:26

311452

SUZANNE BEAUDREAU
RECORDED
\$ 5.00 PAID Bh DEPUTY

BK 0793PG0087