

SHORT FORM DEED OF TRUST AND ASSIGNMENT OF RENTS
(Due on Sale Clause)

ESCROW no. 54735-LR
ORDER NO.: S61386TO

THIS DEED OF TRUST, made this 29th day of September, 1995, between
DALE JARCARVER, JR., ~~XX~~
/an unmarried man *[Signature]*, herein called TRUSTOR,

whose address is PO BOX 10861, SOUTH LAKE TAHOE, CA 96158 and
(number and street) (city) (state) (zip)

WESTERN TITLE COMPANY, herein called TRUSTEE, and
JAMES GETZ, an unmarried man, herein called BENEFICIARY,

WITNESSETH: That Trustor irrevocably grants, transfers and assigns to Trustee in trust, with power of sale, that property in
DOUGLAS County, Nevada, described as:

UNIT C AS SET FORTH ON THE CONDOMINIUM MAP OF LOT 69 TAHOE VILLAGE UNIT NO. 1, FILED NOVEMBER 12, 1974, BOOK 1174 PAGE 264, DOCUMENT NO. 76347, OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA, BEING A SUBDIVISION OF LOT 69, AMENDED MAP OF TAHOE VILLAGE UNIT NO. 1 (FORMERLY ALPINE VILLAGE UNIT NO. 1) FILED DECEMBER 7, 1971, BOOK 94 PAGE 203, DOCUMENT NO. 55769 OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA. TOGETHER WITH AN UNDIVIDED 1/4 INTEREST IN AND TO THE COMMON AREA AS SET FORTH ON SAID CONDOMINIUM MAP OF LOT 69.

APN: 40-140-04

In the event the herein described property or any part thereof, or any interest therein is sold, agreed to be sold, conveyed or alienated by the Trustor, or by the operation of law or otherwise, all obligations secured by this instrument, irrespective of the maturity dates expressed therein, at the option of the holder hereof and without demand or notice shall immediately become due and payable.

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 \$ 20,000.00 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, in the book and at the page thereof, or under the document file number, noted below opposite the name of such county, namely:

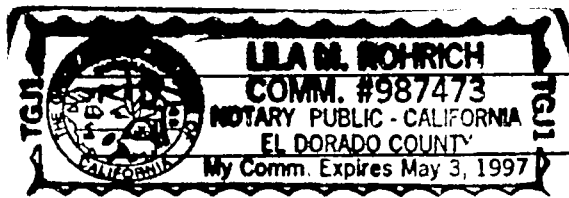
COUNTY	BOOK	PAGE	DOC. NO.	COUNTY	BOOK	PAGE	DOC. NO.
Carson City	Off. Rec.		000-52876	Lincoln	73 Off. Rec.	248	86043
Churchill	Off. Rec.		224333	Lyon	Off. Rec.		0104086
Clark	861226 Off. Rec.		00857	Mineral	112 Off. Rec.	352	078762
Douglas	1286 Off. Rec.	2432	147018	Nye	558 Off. Rec.	075	173588
Elko	545 Off. Rec.	316	223111	Pershing	187 Off. Rec.	179	151646
Esmeralda	110 Off. Rec.	244	109321	Storey	055 Off. Rec.	555	58904
Eureka	153 Off. Rec.	187	106692	Washoe	2464 Off. Rec.	0571	1126264
Humboldt	223 Off. Rec.	781	266200	White Pine	104 Off. Rec.	531	241215
Lander	279 Off. Rec.	034	137077				

shall inure to and bind the parties hereto with respect to the property above described. Said agreement, 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 Beneficiary or the collection agent appointed by him may charge a fee of not to exceed \$15.00 for each change in parties, or for each change in a party making or receiving a payment secured hereby.

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 hereinbefore set forth.

State of California)
County of EL Dorado)
On September 29, 1995
before me, Lila M. Rohrich
personally appeared Dale J. Garver, Jr.

[Signature]
DALE J. GARVER, JR.



personally known to me (or proved to me on the basis of satisfactory evidence) to be the person (s) whose name (s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity (ies), and that by his/her/their signature (s) on the instrument the person (s) or the entity upon behalf of which the person (s) acted, executed the instrument.

WITNESS my hand and official seal.
Signature Lila M. Rohrich
WHEN RECORDED MAIL TO:

JAMES GETZ
PO BOX 612451
SO LAKE TAHOE, CA 96152

371766
BK 1095 PGO 142

FOR RECORDER'S USE

REQUESTED BY
WESTERN TITLE COMPANY, INC.

IN OFFICIAL RECORDS OF
DOUGLAS COUNTY, NEVADA

'95 OCT -2 P3:38

LINDA SLATER
RECORDER
\$7.00 PAID DEPUTY