

Hoffman, Test & Guinan  
429 West Plumbe Ln.  
P.O. Box 187  
Rego NV 89504-0187

ASSIGNMENT OF PROMISSORY NOTE AND DEED OF TRUST

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KNOW ALL MEN BY THESE PRESENTS:

That the undersigned TERRY ANN ROSSWORN, successor Trustee of the ALBERT A. ROSSWORN FAMILY TRUST, First Party, pursuant to the directions of said Trust, does by these presents, grant, bargain, sell, assign, transfer and set over unto TERRY ANN ROSSWORN, individually, Second Party, and to her heirs and assigns forever, all of First Party's right, title and interest, in that certain Promissory Note and Deed of Trust made and entered into on the 21st day of May, 1993, as more particularly described in Exhibit "A", attached hereto and incorporated herein by this reference; this Assignment includes assignment of First Party's interest of said Promissory Note and of moneys due and to grow due thereon with interest.

First Party does hereby authorize and empower the Trustee named in the said Deed of Trust to recognize Second Party herein named as to her interest in all matters connected with the aforesaid Deed of Trust to the same intent and purpose as though the Second Party herein had been originally named as Beneficiary in said Deed of Trust. This Assignment of the aforesaid Promissory Note and Deed of Trust is made by First Party and accepted by Second Party without recourse as against First Party, except as to the warranties expressly made hereby. First Party does hereby warrant that it is the owner of good, clear and marketable title to the said interest in said Promissory Note and Deed of Trust and that the said Promissory Note and Deed of Trust have not been previously assigned or encumbered in any way.

TO HAVE AND TO HOLD all interest in the said Promissory Note and Deed of Trust unto Second Party and her heirs and assigns forever.

IN WITNESS WHEREOF, First Party has hereunto set its hand this 31 day of October, 1995.

ALBERT A. ROSSWORN FAMILY TRUST  
By Terry Ann Rossborn  
TERRY ANN ROSSWORN,  
Successor Trustee

374685

1 STATE OF CALIFORNIA )  
2 COUNTY OF )

SS. see attached notary acknowledgment

3 On the \_\_\_\_\_ day of \_\_\_\_\_, 1995, personally appeared before  
4 me, a Notary Public, TERRY ANN ROSSWORN, successor Trustee of the Albert A.  
5 Rossworn Family Trust who acknowledged to me that she executed the foregoing instrument.

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7 NOTARY PUBLIC

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**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

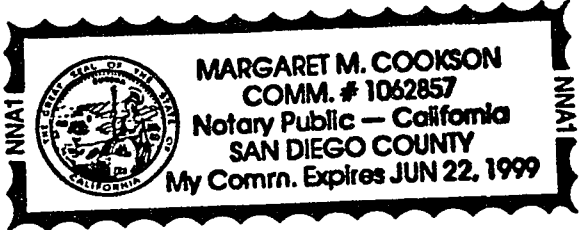
State of California

County of San Diego

On October 31, 1995 before me, Margaret M. Cookson, Notary Public  
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared Terry Ann Rossworn,  
Name(s) of Signer(s)

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.

Margaret M. Cookson  
Signature of Notary Public

**OPTIONAL**

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

**Description of Attached Document**

Title or Type of Document: Assignment of Promissory Note and Deed of Trust

Document Date: \_\_\_\_\_ Number of Pages: 4

Signer(s) Other Than Named Above: \_\_\_\_\_

**Capacity(ies) Claimed by Signer(s)**

Signer's Name: \_\_\_\_\_

- Individual
- Corporate Officer  
Title(s): \_\_\_\_\_
- Partner —  Limited  General
- Attorney-in-Fact
- Trustee
- Guardian or Conservator
- Other: \_\_\_\_\_

RIGHT THUMBPRINT OF SIGNER  
Top of thumb here

Signer Is Representing: \_\_\_\_\_

Signer's Name: \_\_\_\_\_

- Individual
- Corporate Officer  
Title(s): \_\_\_\_\_
- Partner —  Limited  General
- Attorney-in-Fact
- Trustee
- Guardian or Conservator
- Other: \_\_\_\_\_

RIGHT THUMBPRINT OF SIGNER  
Top of thumb here

Signer Is Representing: \_\_\_\_\_

1 EXHIBIT "A"

2 DEED OF TRUST - DESCRIPTION

3  
4 All of the right, title and interest of ALBERT ARTHUR ROSSWORN, in that  
5 certain Deed of Trust dated May 21, 1993, executed by SHELDON YAKUS and GIGI  
6 YAKUS, husband and wife, as Trustors to WESTERN TITLE COMPANY, INC., a Nevada  
7 corporation, Trustee, and ALBERT ARTHUR ROSSWORN, an unmarried man, as  
8 Beneficiary, to secure an indebtedness of the original amount of \$200,000.00, recorded July  
9 13, 1993, as Document No. 312315, in Book 793, Page 2169, Official Records, Douglas  
10 County, Nevada, together with the said indebtedness secured by said Deed of Trust and all  
11 evidences and Promissory Notes relating thereto.

12 Said Deed of Trust being applicable to certain property situate in the County  
13 of Douglas, State of Nevada, and more particularly described in Exhibit "B", attached hereto  
14 and incorporated herein by this reference.

15 Assessor's Parcel No. 27-060-15  
16 27-060-17  
17 27-060-18

18 Said Deed of Trust and Promissory Note was the subject of an Assignment  
19 dated June 7, 1995, recorded in the Official Records of Douglas County, Nevada, June 14,  
20 1995, as Document Number 364066, at Book 695, Page 2115.  
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EXHIBIT "B"

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, described as follows:

Being a portion of the East half of the Northeast 1/4 of Section 18, Township 12 North, Range 20 East, M.D.B.&M., Douglas County, Nevada described as follows:

Parcels A, B, and C, of Amended Parcel Map for Al Rossworn recorded August 10, 1992, in Book 892 of Official Records, at Page 1259, Document No. 285543.

APN 27-060-15

27-060-17

27-060-18

TOGETHER WITH all water, water rights, ditch and ditch rights appurtenant to the herein described real property, including, but not limited to, the right under #310-000-00-0 & #311-000-00-0 Herman Heitman, issued by the U.S. Water Master, covering 78 total acres.

DUE ON SALE PROVISION: 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 being first obtained, beneficiary shall have the right to declare the unpaid principal balance due and payable in full, irrespective of the maturity date expressed on the Note secured hereby.

REQUESTED BY  
*Holtman, Test &*  
IN OFFICIAL RECORDS OF  
DOUGLAS CO., NEVADA *Guinan*

'95 NOV 13 P12:44

LINDA SLATER  
RECORDER

\$11.00 PAID *OK* DEPUTY

374685  
BK 1195 PG 1932