

SHORT FORM DEED OF TRUST AND ASSIGNMENT OF RENTS

THIS DEED OF TRUST, made this 21 day of June, 1996, between

SID CURTIS COTTER and LAURA L. COTTER, husband and wife, as joint tenants, herein called TRUSTOR,

whose address is: P.O. BOX 3721, STATELINE, NV 89449

and STEWART TITLE OF DOUGLAS COUNTY, a Nevada corporation, herein called TRUSTEE, and

ACHIM MICHAEL ELGES and SANDRA L. ELGES, husband and wife as joint tenants, herein called BENEFICIARY,

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

SEE EXHIBIT 'A' ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF

ASSESSOR'S PARCEL NO. 05-321-12

IN THE EVENT TRUSTOR SHALL SELL, CONVEY OR ALIENATE SAID PROPERTY, OR ANY PART HEREOF, OR ANY INTEREST THEREIN, OR SHALL BE DIVESTED OF THEIR TITLE OR ANY INTEREST THEREIN IN ANY MANNER OR WAY, WHETHER VOLUNTARY OR INVOLUNTARY, WITHOUT THE WRITTEN CONSENT OF THE BENEFICIARY BEING FIRST HAD AND OBTAINED, BENEFICIARY SHALL HAVE THE RIGHT, AT THEIR OPTION, TO DECLARE ANY INDEBTEDNESS OR OBLIGATIONS SECURED HEREBY, IRRESPECTIVE OF THE MATURITY DATE SPECIFIED IN ANY NOTE EVIDENCING THE SAME, IMMEDIATELY DUE AND PAYABLE.

Together with the rents, issues and profits thereof, subject, however, to 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 \$ 27,500.00 and the 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			000-52876	Lincoln	73	248	86043
Churchill			224333	Lyon			0104086
Clark	861226		00857	Mineral	112	352	078762
Douglas	1286	2432	147018	Nye	558	075	173588
Elko	545	316	223111	Pershing	187	179	151646
Esmeralda	110	244	109321	Storey	055	555	58904
Eureka	153	187	106692	Washoe	2464	0571	1126264
Humboldt	223	781	266200	White Pine	104	531	241215
Lander	279	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 therefore 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.

Sid Curtis Cotter
SID CURTIS COTTER

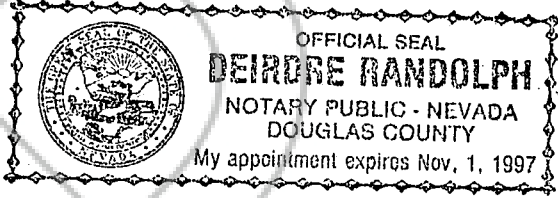
Laura L. Cotter by Sid Curtis Cotter
LAURA L. COTTER *Her Atty in Fact*

STATE OF NEVADA)
) SS.
COUNTY OF DOUGLAS)

On June 27, 1996, personally appeared before me,
a Notary Public, Sid Curtis Cotter

personally known or proved to me to be the persons whose names are subscribed to the above instrument who acknowledged that they executed the same for the purposes therein stated.

Deirdre Randolph
Notary Public



WHEN RECORDED, MAIL TO:

ACHIM MICHAEL ELGES
4114 RAWHIDE RD.
ROCKLIN, CA 95677

Form 3004—(Attorney in Fact) First American Title Company

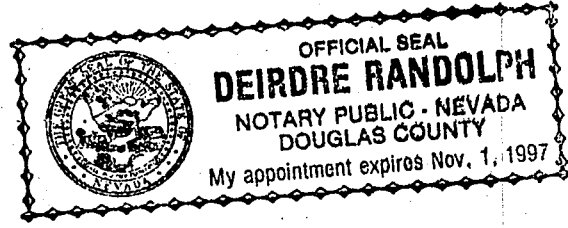
STATE OF ~~CALIFORNIA~~ Nevada } ss.
COUNTY OF Douglas }
On June 27, 1996, before me, the undersigned, a Notary Public in and for
said State, personally appeared Sid Curtis Cotter

known to me to be the person whose name is subscribed to the within instrument as the Attorney in Fact of Laura L. Cotter

and acknowledged that Laura L. Cotter he subscribed the name of

thereto as principal his, and his
own name as Attorney in Fact.

WITNESS my hand and official seal.
Signature Deirdre Randolph
Name (Typed or Printed)



(This area for official notarial seal)

EXHIBIT A

Parcel 1:

Lot 13, in Block B, as shown on the map of Round Hill Village Unit No. 3, filed in the office of the County Recorder of Douglas County, Nevada, on November 24, 1965.

EXCEPTING THEREFROM that certain portion of Lot 13 described beginning at the rear corner common to said Lots 13 and 14; thence leaving said rear lot line South 24 degrees 53'45" West, 99.63 feet along the original common lot line of Lots 13 and 14; thence North 09 degrees 51'07" West, 86.87 feet to the rear lot line of Lot 13, thence along said rear lot line North 85 degrees 11'24" East, 57.00 feet to the POINT OF BEGINNING.

Parcel 2:

All that certain portion of Lot 14, in Block B, as shown on the map of Round Hill Village Unit No. 3, filed in the office of the County Recorder of Douglas County, Nevada, on November 24, 1965, more particularly described as follows, to wit:

Beginning at the front corner common to Lots 13 and 14; thence along the original common lot line to Lots 13 and 14 North 24 degrees 53'45" East, 66.30 feet; thence South 09 degrees 51'07" East, 88.64 feet to the front line of Lot 14; thence North 55 degrees 56'13" West, 31.00 feet to the beginning of a tangent curve to the left with a central angle of 09 degrees 10'02" and a radius of 125.00 feet; thence along said curve an arc length of 20.00 feet to the Point of Beginning.

REQUESTED BY
STEWART TITLE OF DOUGLAS COUNTY
IN OFFICIAL RECORDS OF
DOUGLAS CO. NEVADA

'96 JUL 12 P3:46

391916
BK 0796 PG 1894

LINDA SLATER
RECORDER
\$1.90 PAID *Ch* DEPUTY