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**WELLS FARGO BANK, N.A.**

Recording Requested by:  
Wells Fargo Bank, 18700 NW Walker Rd., Bldg. 92,  
Beaverton, OR 97006

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State of Nevada

Space Above This Line For Recording Data

## SHORT FORM DEED OF TRUST

(With Future Advance Clause)

1064426 2001  
19982152250026

1. **DATE AND PARTIES.** The date of this Short Form Deed of Trust ("Security Instrument") is 08-13-1998 and the parties are as follows:

**TRUSTOR ("Grantor"):**  
KENNETH G. BRANN AND JOANN BRANN, HUSBAND AND WIFE AS  
JOINT TENANTS

whose address is:  
968 DESERT DRIVE CARSON CITY, NV 89705

**TRUSTEE: AMERICAN SECURITIES COMPANY OF NEVADA, 18700 NW Walker Rd., Bldg. 92,  
Beaverton, OR 97006**

**BENEFICIARY ("Lender"): WELLS FARGO BANK, N.A., 18700 NW Walker Rd., Bldg. 92,  
Beaverton, OR 97006**

2. **CONVEYANCE.** For good and valuable consideration, the receipt and sufficiency of which is acknowledged, and to secure the Secured Debt (defined below) and Grantor's performance under this Security Instrument, Grantor irrevocably grants, conveys and sells to Trustee, in trust for the benefit of Lender, with power of sale, all of that certain real property located in the County of DOUGLAS, State of Nevada, described as follows:

LOT 1, IN BLOCK R, AS SET FORTH ON FINAL MAP NO. 1001-9 OF SUNRIDGE HEIGHTS, PHASE 6-B, 7-A AND 8-A, FILED FOR RECORD IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF NEVADA, ON JANUARY 30, 1996, IN BOOK 196, PAGE 5112, AS DOCUMENT NO. 380052 AND BY CERTIFICATE OF AMENDMENT RECORDED FEBRUARY 2, 1996, IN BOOK 296, PAGE 251, AS DOCUMENT NO. 380351.

with the address of 968 DESERT DRIVE CARSON CITY, NV 89705  
and parcel number of 21-541-01

together with all rights, easements, appurtenances, royalties, mineral rights, oil and gas rights, all water and riparian rights, ditches, and water stock and all existing and future improvements, structures, fixtures, and replacements that may now, or at any time in the future, be part of the real estate described above.

3. **MAXIMUM OBLIGATION AND SECURED DEBT.** The total amount which this Security Instrument will secure shall not exceed \$20,000.00 together with all interest thereby accruing, as set forth in the promissory note, revolving line of credit agreement, contract, guaranty or other evidence of debt ("Secured Debt") of even date herewith, and all amendments, extensions, modifications, renewals, or other documents which are incorporated by reference into this Security Instrument, now or in the future. The maturity date of the Secured Debt is 09-10-2008
4. **MASTER FORM DEED OF TRUST.** By the delivery and execution of this Security Instrument, Grantor agrees that all provisions and sections of the Master Form Deed of Trust ("Master Form"), inclusive, dated February 1, 1997 and recorded on February 11, 1997 as Document Number 0406446 in Book 0297 at Page 1267 of the Official Records in the Office of the Recorder of DOUGLAS County, State of Nevada, are hereby incorporated into, and shall govern, this Security Instrument.

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**SIGNATURES:** By signing below, Grantor agrees to perform all covenants and duties as set forth in this Security Instrument. Grantor also acknowledges receipt of a copy of this document and a copy of the provisions contained in the previously recorded Master Form (the Deed of Trust-Bank/Customer Copy).

<u>Jo Ann Brann</u> JOANN BRANN	Grantor	<u>8-11-98</u> Date
<u>Kenneth G Brann</u> KENNETH G BRANN	Grantor	<u>8-11-98</u> Date
_____	Grantor	_____ Date
_____	Grantor	_____ Date

**ACKNOWLEDGMENT:**

(Individual)

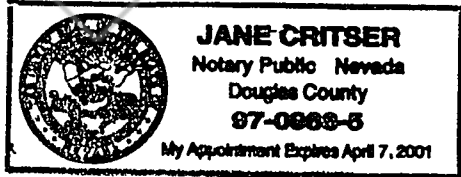
STATE OF Nevada, COUNTY OF Douglas Iss.

This instrument was acknowledged before me on Aug 11, 1998 by Kenneth G Brann and Joann Brann

Jane Critser  
Signature of notarial officer

\_\_\_\_\_  
Title and Rank (Optional)

My commission expires: 4-7-2001



(Seal)

When recorded return to:

Wells Fargo Bank, N.A.  
Attn: Lien Perfection  
P.O. Box 5140  
Portland, OR 97208-5140

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ILLEGIBLE NOTARY SEAL DECLARATION  
(GOVERNMENT CODE 27361.7)

I certify under penalty of perjury that the notary seal on the document to which this statement is attached reads as follows:

Name of Notary Jane Critser

Commission No. 97-0888-5

Date Commission Expires April 7, 2001

Vendor I.D. No. \_\_\_\_\_

Date and Place of Notary Execution Douglas County, NV 8/11/98

Date and Place of This Declaration Beaverton, OR 8/17/98

Shulay Davis  
Signature

WELLS FARGO BANK, N.A.

REQUESTED BY  
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DOUGLAS CO., NEVADA  
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'98 AUG 25 A10:35

LINDA SLATER  
RECORDER  
\$ 9.00 PAID DU DEPUTY

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