

File No: 142-2074659 (KM)
A.P.N.: 1220-21-810-207

When Recorded, Mail To:
Jerry J. Bing
4505 Tosco Drive
Reno, NV 89509

A.P.N.: 1220-21-810-207

DEED OF TRUST WITH ASSIGNMENTS OF RENTS

THIS DEED OF TRUST, made May 21, 2003, between **Daniel Evans and Amanda Evans, husband and wife as joint tenants with right of survivorship, TRUSTOR**, whose address is **1616 N. Hwy 395, Minden, NV 89423, First American Title Company of Nevada, a Nevada Corporation, TRUSTEE**, and **Jerry J. Bing** an unmarried woman, **BENEFICIARY**,

WITNESSETH: That Trustor grants to Trustee in trust, with power of sale, that property in the County of **Douglas**, State of **Nevada**, described as:

In the event the undersigned should sell, transfer or convey, OR contract to sell, transfer or convey the real property encumbered by such deed of trust and note, or any portion thereof, or any interest therein, at the option of the holder of this note, the then unpaid balance of principal and interest due hereunder shall become due and payable although the time of maturity as expressed hereinabove shall not have arrived. Beneficiary's consent of an assumption of one such transaction shall not be deemed to be a waiver of the right to require consent to future or successive transactions.

Lot 353, as shown on the map of GARDNERVILLE RANCHOS UNIT NO. 7, filed for record in the office of the County Recorder of Douglas County, Nevada, on March 27, 1974, as Document No. 72456.

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, and profits.

For the purposes of securing (1) payment of the sum of **One hundred seventy thousand \$170,000.00** with interest thereon according to the terms of the promissory note or notes of even date herewith made by Trustor, payable to order of Beneficiary, and all extensions or renewal 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.

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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 on January 30, 1968, in the book and at the page thereof, or under the document or file number, noted below opposite the name of such county, namely:

<u>County</u>	<u>Book</u>	<u>Page</u>	<u>Doc. No.</u>	<u>County</u>	<u>Book</u>	<u>Page</u>	<u>Doc. No.</u>
Churchill	39	Mortgages	363	Lincoln			45902
Clark	850	Off. Rec.	682747	Lyon	37	Off. Rec.	341
Douglas	57	Off. Rec.	40050	Mineral	11	Off. Rec.	129
Elko	92	Off. Rec.	35747	Nye	105	Off. Rec.	107
Esmeralda	3-X	Deeds	195	Ormsby	72	Off. Rec.	537
Eureka	22	Off. Rec.	45941	Pershing	11	Off. Rec.	249
Humboldt	28	Off. Rec.	131075	Storey	"S"	Mortgages	206
Lander	24	Off. Rec.	50782	Washoe	300	Off. Rec.	517
				White Pine	295	R.E. Records	258

shall inure to and bind the parties hereto, with respect to the property above described. Said agreements, terms and provisions contained in said subdivision A and B, (identical in all counties, and printed below) 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 undersigned Trustor requests that a copy of any notice of default and any notice of sale hereunder be mailed to him at his address above set forth.

Date: May 21, 2003

 Daniel Evans


 Amanda Evans

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Deed of Trust - continued

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Date: May 21, 2003

STATE OF **NEVADA**)
 : **SS.**
COUNTY OF **Douglas**)

This instrument was acknowledged before me on
May 21, 2003 by

Daniel Evans and Amanda Evans.

Kathy Merrill
Notary Public

(My commission expires: _____)



COPY

REQUESTED BY
FIRST AMERICAN TITLE CO.

IN OFFICIAL RECORDS OF
DOUGLAS CO. NEVADA

2003 MAY 23 PM 12: 24

WERNER CHRISTEN
RECORDER

16 PAID *KJ* DEPUTY

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