

When Recorded mail to  
California Bank & Trust  
401 W. Whittier Boulevard, #200  
La Habra, CA 90631  
Attn: Lydia Flores

DOC # 720647  
04/01/2008 11:16AM Deputy: PK  
**OFFICIAL RECORD**  
Requested By:  
**STEWART TITLE - DOUGLAS**  
Douglas County - NV  
Werner Christen - Recorder  
Page: 1 of 6 Fee: 19.00  
BK-408 PG-19 RPTT: 0.00



Assessor Parcel No(s): 1320-30-714-016

1002441TA

(space above for recorder's use)

**Modification to Deed of Trust**

This Modification to Deed of Trust is made this 21<sup>th</sup> day of March 2008 by **Peach Tree Terrace, a General Partnership** and by **Lira Family Revocable Trust** ("Grantors") and California Bank & Trust ("Beneficiary"), with regard to the following:

Beneficiary granted certain credit accommodations to **Peach Tree Terrace, a General Partnership** and to **Minden Village I, LLC** for which Grantors granted Beneficiary a security interest in certain real property, more particularly described in Exhibit "A" attached hereto (the "Real Property").

The deed of trust was recorded in the Official Records of the **Douglas County** Recorder's Office, **State of Nevada**, on **March 27, 2006** as document number **0671018**.

The loan for which the deed of trust was originally granted has been retired; however, Beneficiary has extended further credit to **Peach Tree Terrace, a General Partnership** and to the **Lira Family Revocable Trust**, to be secured by the Real Property.

In consideration of the above premises and other good and valuable consideration, the parties agree:

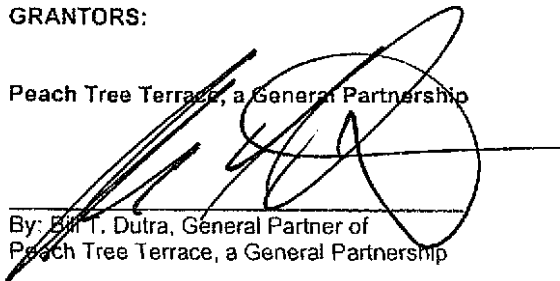
1. That Borrower shall hereinafter be defined as **Peach Tree Terrace, a General Partnership** and **Lira Family Revocable Trust**;
2. The Deed of Trust shall secure that certain Note dated **March 21, 2008** in the principal amount of **\$3,576,977.80**, and all extensions, modifications and renewals thereof.

Except as specifically modified above, all terms and conditions of the Deed of Trust are hereby reaffirmed and shall remain in full force and effect.

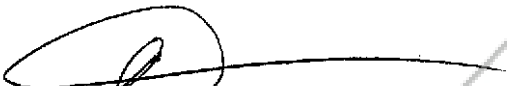
3. The Deed of Trust shall be amended to replace **Minden Village I, LLC** as a Grantor, with **Lira Family Revocable Trust**, and all references to **Minden Village I, LLC** in the Deed of Trust shall mean **Lira Family Revocable Trust**.

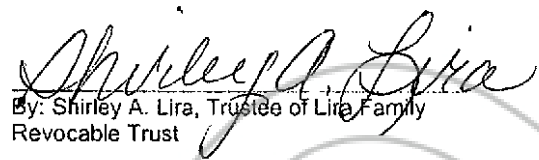
**GRANTORS:**

Peach Tree Terrace, a General Partnership

  
By: Bill T. Dutra, General Partner of  
Peach Tree Terrace, a General Partnership

Lira Family Revocable Trust

  
By: James J. Lira, Trustee of Lira Family  
Revocable Trust

  
By: Shirley A. Lira, Trustee of Lira Family  
Revocable Trust



BK-408  
PG-20

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

State of California

County of Solano

On 03-24-2008 before me, Melvin C. Singleton, Notary Public

personally appeared Bill Dutra

who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Melvin C. Singleton  
Signature of Notary Public



Place Notary Seal Above

**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: \_\_\_\_\_

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

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: \_\_\_\_\_



**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

State of California

County of Solano

On 03-24-2008 before me, MELVIN C. SINGLETON Notary Public  
Date Here Insert Name and Title of the Officer

personally appeared Shirley Lira  
Name(s) of Signer(s)

who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal

Signature Melvin C. Singleton  
Signature of Notary Public



Place Notary Seal Above

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

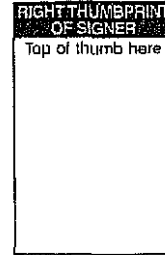
- Individual
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- Partner —  Limited  General
- Attorney in Fact
- Trustee
- Guardian or Conservator
- Other: \_\_\_\_\_



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

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

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

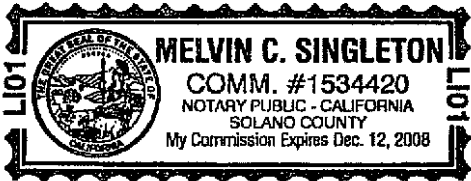
**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

State of California

County of Solano

On 03-24-08 before me, MELVIN C. Singleton, Notary Public

personally appeared Jim Hira



who 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Handwritten Signature]

Place Notary Seal Above

**OPTIONAL**

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- 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: \_\_\_\_\_



## EXHIBIT "A"

Being a portion of Lot 5 as shown in Final Subdivision Map PD #03-007 for Minden Village recorded May 7, 2004, as Document No. 612540, and Planned Unit Development further described as follows:

Lot 5-1 as set forth on Record of Survey #3 for Minden Village, a Planned Unit Development, filed for record in the Office of the County Recorder of Douglas County, State of Nevada, recorded May 20, 2005, in Book 0505, Page 9065, Document No. 644837.

APN 1320-30-714-016

