

APN: 1319-19-411-010
Recorded at the request of:
Lisa Szijarto Chapin



KAREN ELLISON, RECORDER

When Recorded, Mail to:
Lisa Szijarto Chapin
337 Canyon Falls Drive
Folsom, CA 95630

SHORT FORM DEED OF TRUST AND ASSIGNMENT OF RENTS

THIS DEED OF TRUST is made this 7 day of June, 2018, between BRADLEY T. CHAPIN, herein referred to as Trustor, Ticor Title of Nevada, herein referred to as Trustee, and LISA SZIJARTO CHAPIN, herein referred to as Beneficiary.

WITNESS: That Trustor IRREVOCABLY GRANTS, TRANSFERS AND ASSIGNS TO TRUSTEE IN TRUST, WITH POWER OF SALE, that property situated in Douglas County, Nevada, described as:

Lot 18 in Block 8 in KINGSBURY ESTATES, UNIT NO. 2, Recorded June 6, 1962, in File No. 20174, Map Book 1, Records of Douglas County, State of Nevada.

Also Known as 668 Bonnie Court, Stateline, Nevada, 89449.

This Deed of Trust is recorded as a first lien against the herein described property. The Note, of even date and amount, secured by this Deed of Trust, is given as a portion of the purchase price for the hereinabove described property.

DUE ON SALE PROVISION: Should Trustor hereon sell, transfer, convey, or otherwise dispose of the herein described property without first obtaining the written permission of the Beneficiary, Beneficiary may, at her option, declare all sums secured hereby immediately due and payable.

TOGETHER WITH the rents, issues and profits thereof, SUBJECT, HOWEVER, to the right, power and authority given to and conferred upon Beneficiary by paragraph (1) of the provisions incorporated herein by reference to collect and apply such rents, issues and profits.

FOR THE PURPOSE OF SECURING: 1. Performance of each agreement of Trustor incorporated by reference or contained herein. 2. Payment of the indebtedness evidenced by one promissory note of even date herewith, and any extension or

renewal thereof, in the principal sum of \$1,500,000.00, executed by Trustor in favor of Beneficiary or order. 3. Payment of such additional sums as may hereafter be borrowed from beneficiary by the then record owner of said property, when evidenced by another promissory note, or notes, reciting it is so secured.

TO PROTECT THE SECURITY OF THIS DEED OF TRUST, TRUSTOR AGREES: By the execution and delivery of the Deed of Trust and the Note secured hereby, that provisions (1) to (16) inclusive of the Deed of Trust recorded in Book 514, as Documents No. 41396 of Official records in the Office of the County Recorder of the County where said property is located, (which provisions are reprinted and attached hereto), hereby are adopted and incorporated herein and made a part of as if fully set forth herein at length; that he will observe and perform said provisions; and, that the references to property obligations, and parties in said provisions shall be construed to refer to the property obligations, and parties set forth in this Deed of Trust.

The undersigned Trustor requests that a copy of any Notice of Default and of any Notice of Sale hereunder be mailed to him at his address herein before set forth.

Bradley T. Chapin

BRADLEY T. CHAPIN, 337 Canyon Falls Drive, Folsom, CA 95630

State of California

County of Sacramento

On June 7th, 2018, before me, Marshall T. Hendricks, Notary Public personally appeared Bradley T. Chapin, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity and that by his signature on the instrument the persons or entity upon behalf of which the person 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.

Marshall T. Hendricks

Notary Public

