

THE UNDERSIGNED HEREBY AFFIRMS THAT THIS DOCUMENT DOES NOT CONTAIN A SOCIAL SECURITY NUMBER PER NRS 239B.030.



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SHAWNYNE GARREN, RECORDER

APN NO. 1420-06-802-001

RECORDING REQUESTED BY: ADELINE TAYLOR

WHEN RECORDED MAIL DOCUMENTS AND TAX STATEMENTS TO: Daniel Vincent and Adeline Taylor Living Trust 6509 Cone Peak Drive Carson City, NV 89701

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

SHORT FORM DEED OF TRUST AND ASSIGNMENT OF RENTS

THIS DEED OF TRUST, made this 14th day of December, 2023, by and between AVANTI PROPERTIES, LLC, a Nevada Limited Liability Company, herein called TRUSTOR, whose address is: P.O. Box 805, Carson City, Nevada, and the DANIEL VINCENT AND ADELINE TAYLOR LIVING TRUST, Dated December 10, 2019, DANIEL VINCENT TAYLOR and ADELINE TAYLOR as Trustees, herein called BENEFICIARY and TRUSTEE, whose address is: 6509 Cone Peak Drive, Carson City, NV 89701.

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

A portion of the southeast 1/4 of Section 6, Township 14 North, Range 20 East, M.D.B.&M., Douglas County, Nevada described as follows:

Parcel A as shown on Parcel Map for Jack Bay #2, filed in the office of the Douglas County Recorder on June 10, 1980 in Book 680, Page 974, as Document No. 45171, Official Records.

The Real Property tax identification number is 1420-06-802-001.

DUE ON SALE CLAUSE:

In the event Trustor sells, conveys or alienates the property described in this Deed of Trust securing Note, or contracts to sell, convey or alienate; or is divested of title or interest in any other manner, whether voluntarily or involuntarily without written approval of Beneficiary being first obtained, said Beneficiary shall have the right to declare the entire unpaid principal balance due and payable in full, upon written demand and notice, irrespective of the maturity date expressed in Note.

TOGETHER WITH the rents, issues and profits thereof, **SUBJECT, HOWEVER,** to the right, power and authority given to and conferred upon Beneficiary by paragraph (10) 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 Trustors incorporated by reference or contained herein. 2. Payment of indebtedness evidenced by one promissory note of even date herewith, and any extension or renewal thereof, in the principal sum of TWENTY THOUSAND AND NO/100 DOLLARS (\$20,000.00) executed by Trustor in favor of the DANIEL VINCENT AND ADELIN TAYLOR LIVING TRUST, Dated December 10, 2019, DANIEL VINCENT TAYLOR and ADELIN TAYLOR as Trustees, Beneficiary. 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 the Book and at the Page, or Document No. of Official records in the Office of the County Recorder of the County where said property is located, noted below:

COUNTY DOC#	BOOK	PAGE	DOC#	COUNTY	BOOK	PAGE
Carson	Off. Rec.	000-52836	Lincoln	73 Off. Rec.	248	86043
City	Off. Rec.	224333	Lyon	Off. Rec.		0104086
Churchill	861226	00857	Mineral	112 Off. Rec.	352	078762
Clark	Off. Rec. 2432	147018	Nye	558 Off. Rec.	075	173588
Douglas	1286 Off. Rec. 316	223111	Pershing	187 Off. Rec.	179	151646
Elko	545 Off. Rec. 244	109321	Storey	055 Off. Rec.	555	58904
Esmeralda	110 Off. Rec. 187	106692	Washoe	2464 Off. Rec. 0571		1126264
Eureka	153 Off. Rec. 781	266200	White Pine	104 Off. Rec.	531	241215
Humboldt	223 Off. Rec. 034	137077				
Lander	279 Off. Rec.					

(which provisions, identical to all counties, are printed on the reverse hereof) hereby are adopted and incorporated herein and made apart hereof as fully as though 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 them at their address herein before set forth.

TRUSTOR:
AVANTI PROPERTIES, LLC
A Nevada Limited Liability Company
P.O. Box 805
Carson City, NV 89702

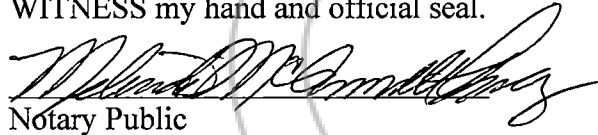


Signature: Ann Sullivan, Manager of
Avanti Properties, LLC

State of Nevada
Carson City

On this 14th day of December 2023 before me, Melinda McConnell-Kelly, a Notary Public, personally appeared ANN SULLIVAN, personally known to me (or 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 she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.


Notary Public