



SHAWNYNE GARREN, RECORDER

APN: 1420-06-801-001

When Recorded Return to
Stanford T. Crapo Trust
4640 Old Clear Creek Road
Carson City, NV 89705

DEED OF TRUST

THIS DEED OF TRUST is made this 30th day of November, 2019, by and between AVANTI PROPERTIES, LLC, a Nevada limited liability company as Trustor, whose address is P. O. Box 805, Carson City, NV 89705, OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY as Trustee, and Alvin Parker Kramer, Trustee of the STANFORD T. CRAPO TRUST as Beneficiary, whose address is 4640 Old Clear Creek Road, Carson City, NV 89705.

Trustor hereby conveys and warrants to Trustee in Trust, with power of sale, the following described property situated in Douglas County, State of Nevada.

The North $\frac{1}{2}$ of the Northwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 6, Township 14 North, Range 20 East, M. D. B. & M.

Note: the above legal description previously appeared in Deed, recorded October 17, 2013, as Document No. 832190, of Official Records.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

For the purpose of securing payment of the indebtedness evidenced by a promissory of even date herewith in the principal sum of ONE MILLION DOLLARS (\$1,000,000) payable to the order of Beneficiary at the times, in the manner and with interest as therein set forth, any payment of any sums expended or advanced by the Beneficiary to protect the security hereof.

Trustor agrees to pay all taxes and assessments on the above property, to pay all charges and assessments on water or water stock used on or with said property, not to commit waste, to maintain adequate insurance on improvements on said property, to pay off costs and expenses of collection (including Trustee's and attorney's fees) in event of default in payment of the

indebtedness secured hereby and to pay reasonable Trustee's fees for any of the services performed by the Trustee hereunder, including a reconveyance hereof.

The undersigned Trustor requests that a copy of any notice of default and of any notice of sale hereunder be mailed to it at the address hereinbefore set forth.

IN WITNESS WHEREOF, the Trustor has hereunto set their hands as of the date first herein above written.

TRUSTOR:

AVANTI PROPERTIES, LLC,
A Nevada limited liability company

Anne Sullivan

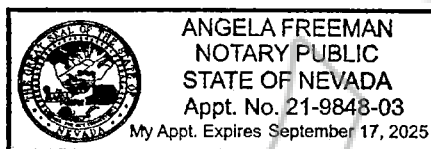
By: Anne Sullivan
Its: Manager

NOTARY ACKNOWLEDGEMENT

STATE OF NEVADA

COUNTY OF: Douglas

On this 5th day of July, 2024, before me, the undersigned Notary Public, Anne Sullivan, known or proved to me to be person, who acknowledged that he/she/they executed the foregoing instrument as Manager for AVANTI PROPERTIES, LLC, a Nevada limited liability company.



Angela Freeman
NOTARY PUBLIC
Residing In: Carson City, NV
My Commission Expires: 9/17/25