

SHORT FORM DEED OF TRUST AND ASSIGNMENT OF RENTS
(Note not set out)

THIS DEED OF TRUST, made this 4th day of January, A.D., 19 78 between

JAMES K. SEASTRAND and ROSEL SEASTRAND, husband and wife, herein called TRUSTOR,
whose address is 2121 Reynolds, North Las Vegas, Nevada 89030

LAWYERS TITLE OF LAS VEGAS, INC.,
a Nevada corporation, herein called TRUSTEE, and

EQUITABLE MORTGAGE CO., herein called BENEFICIARY,

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

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF FOR LEGAL DESCRIPTION AND PARTIAL RELEASE PROVISIONS

TOGETHER WITH ALL APPURTENANCES in which Trustor has any interest, including water rights benefitting said realty, represented by shares of a company or otherwise; and,

TOGETHER WITH the rents, issues and profits thereof, reserving the right to collect and use the same, except during continuance of some default hereunder, and during continuance of such default, authorizing Beneficiary to collect and enforce the same by any lawful means in the name of any party hereto.

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 (1) Promissory Note of even date herewith, and any extension or renewal thereof, in the principal sum of

ONE HUNDRED FORTY-FIVE THOUSAND AND NO/100-----, (\$ 145,000.00),

executed by Trustor in favor of Beneficiary, or order. (3) Payment of such additional sums as may hereafter be advanced for the account of Trustor or assigns by Beneficiary with interest thereon.

TO PROTECT THE SECURITY OF THIS DEED OF TRUST, TRUSTOR AGREES: By the execution of this Deed of Trust, that provisions numbered (1) to (16) inclusive of the Master Form Deed of Trust, recorded on the 1st day of November, A.D. 1967, in Book 832 as Document No. 668675, _____, of the Official Records in the Office of the County Recorder of Clark County, Nevada, and recorded on March 23, 1972 as Document No. 32065, Book 156, page 130 in the Office of the Nye County Recorder, Nye County, Nevada are each and all hereby incorporated herein by reference and made a part 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 parties agree that with respect to provision 16, the amount of fire insurance required by covenant 2 shall be \$ _____, and with respect to attorneys' fees provided for by covenant 7 the percentage shall be reasonable.

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 hereinbefore set forth.

James K. Seastrand
James K. Seastrand

Rosel Seastrand
Rosel Seastrand

STATE OF NEVADA
COUNTY OF CLARK } ss.

On this 9th day of January
A.D., 1978 before me, the undersigned, a Notary Public in and
for said County and State, personally appeared _____

James K. Seastrand and Rosel Seastrand

known to me to be the person B described in and who executed
the foregoing instrument, who acknowledged to me that he
executed the same freely and voluntarily and for the uses and
purposes therein mentioned.

Donna Moore
NOTARY PUBLIC in and for said County and State.



Notary Public - State of Nevada
CLARK COUNTY
Donna Moore
My Commission Expires Dec. 20, 1981

ORDER NO. 70877-DM

WHEN RECORDED MAIL TO: Lawyers Title of Las Vegas
Collection Dept., 333 S. Third Street, Las Vegas, Nevada

No. 61211

FILED AND RECORDED AT REQUEST OF
Chicago Title Ins. Co.
Feb. 1, 1978

AT 1 MINUTES PAST 1 O'CLOCK
P M IN BOOK 24 OF OFFICIAL
RECORDS, PAGE 67 LINCOLN
COUNTY, NEVADA.

Bruce S. ...
COUNTY RECORDER

EXHIBIT "A"

Situate in the County of Lincoln, State of Nevada, described as follows:

The South Half (S 1/2) of Section 3, Township 3 South, Range 67 East, M.D.B.& M.;

ALL of Section 4, Township 3 South, Range 67 East, M.D.B.& M.;

The South Half (S 1/2) of the North Half (N 1/2) AND the East Half (E 1/2) of the Southeast Quarter (SE 1/4), AND the North Half (N 1/2) of the Southwest Quarter (SW 1/4), AND the Southwest Quarter (SW 1/4) of the Southwest Quarter (SW 1/4) all in Section 15, Township 3 South, Range 67 East, M.D.B.& M.

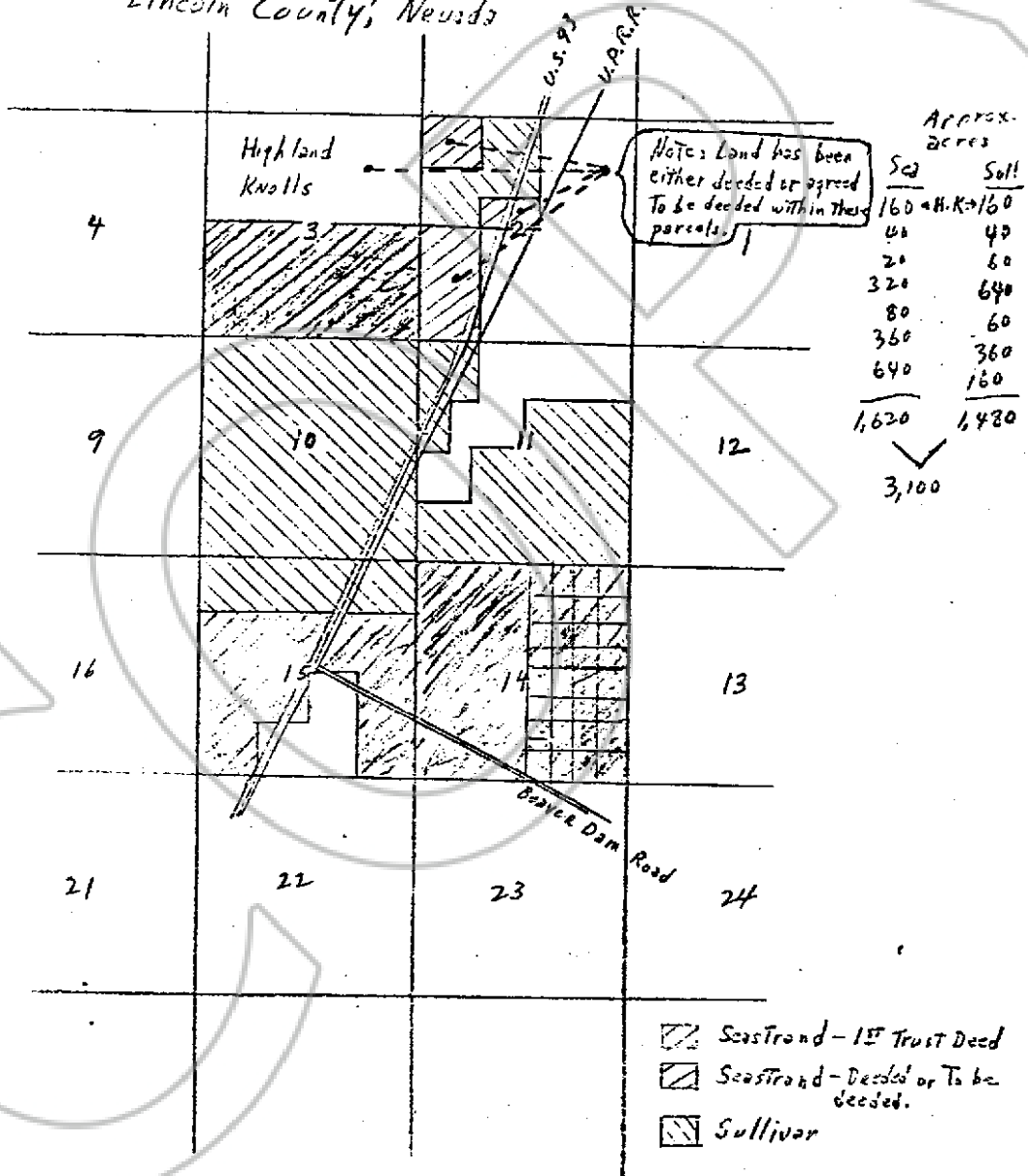
So long as the Trustor be not in default concerning any of the covenants contained herein, or in the note secured hereby, a Partial Reconveyance may be had and will be given on any ten-acre parcel of the above-described property upon payment of \$4,531.25 in cash principal payment plus any interest accrued to date for the 32 ten-acre improved parcels, and \$1,500.00 per parcel for the ten-acre unimproved parcels, after the 32 ten-acre improved parcels per Exhibit A-1.

Beneficiary will release any of the ten-acre parcels in the event of sale by owner in consideration of the assignment of any cash net proceeds and the assignment of sales proceeds from either open escrows, contracts of sale, Deed of Trust notes, and/or any other type of security instrument created as a result of sale sales. Sales prices shall not be less than \$1,000.00 per acre on the 32 improved parcels and not less than \$500.00 per acre on the remaining parcels. All sales of property shall be escrowed at Lawyers Title of Las Vegas, Inc., who will establish collections for collecting all future sale proceeds which are to be applied to the principal balance of the note secured hereby.

Application of any funds received will first apply toward payment of any accrued interest due and the balance will apply toward the principal of the note secured hereby.

Exact legal descriptions of each ten-acre parcel will be furnished at the time the releases are requested.

EXHIBIT A-1
Meadow Valley
Lincoln County, Nevada



Part of T. 3 S., R. 67 E.
M.D.B. + M.

12/23/77