

Lincoln County

THIS DEED OF TRUST, made this 14 day of MAY, 19 91, between VARLIN S. HIGBEE AND SUSAN M. HIGBEE

_____ , herein called GRANTOR or TRUSTOR, whose mailing address is P.O. BOX 354 ALAMO, NV. 89001

TITLE INSURANCE COMPANY OF MINNESOTA U/I 57176. , herein called Trustee, and ZIONS FIRST NATIONAL BANK, A NATIONAL ASSOCIATION

WITNESSETH THAT WHEREAS Trustor has borrowed and received from Beneficiary in lawful money of the United States the sum of THIRTY FIVE THOUSAND AND NO/100 ***** DOLLARS, and has agreed to repay the same, with interest, to Beneficiary in lawful money of the United States according to the terms of a promissory note of even date herewith, executed and delivered thereto by Trustor;

NOW, THEREFORE, for the purpose of securing each agreement of the Trustor herein contained including payment of the said promissory note and of any money with interest thereon that may be advanced by or otherwise become due to Trustee or Beneficiary under the provisions hereof and for the purpose of securing payment of such additional sums as may hereafter be advanced for the account of Trustor by Beneficiary with interest thereon,

TRUSTOR irrevocably GRANTS AND TRANSFERS TO TRUSTEE, IN TRUST WITH POWER OF SALE, all that property in LINCOLN County, Nevada, described as:

BEGINNING at a point 400 feet E of SW corner of the S $\frac{1}{4}$ of the N $\frac{1}{4}$ of the SW $\frac{1}{4}$ of Section 32, Township 6 South, Range 61 East, MDB and M thence continuing East a distance of 300 feet, thence North at right angles a distance of 400 feet, thence running West at right angles a distance of 300 feet, thence running South at right angles a distance of 400 feet to the true POB.

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

TRUSTOR ALSO ASSIGNS to Beneficiary all rents, issues and profits of said realty, 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.

TO HAVE AND TO HOLD said property upon and subject to the trusts and agreements herein set forth and incorporated herein by reference. The following covenants, Nos. 1, 2, 3, 4, 5, 6, 7, 8 and 9 of NRS 107.030 are hereby adopted and made a part of this deed of trust. EXCEPT ONLY that the amounts agreed upon by the parties to this instrument with respect to covenants Nos. 2, 4 and 7 incorporated by reference of such trusts and agreements is respectively as follows: Covenant No. 2, \$ 5,000; Covenant No. 4, B+2.0; Covenant No. 7, M/A. Such provisions so incorporated shall have the same force and effect as though specifically set forth and incorporated verbatim in this deed of trust.

THE UNDERSIGNED TRUSTOR REQUESTS that a copy of any notice of default and any notice of sale hereunder be mailed to him at the address hereinbefore set forth. IN WITNESS WHEREOF, Grantor has executed this instrument.

Signature of Trustor:

X *Varlin S. Higbee*
X *Susan M. Higbee*
VARLIN S. HIGBEE
SUSAN M. HIGBEE

STATE OF NEVADA, }
COUNTY OF Lincoln }

On this 14th day of May, 19 91

personally appeared before me, a Notary Public in and for said Lincoln County, Varlin s. Higbee & Susan m. Higbee

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

WITNESS my hand and official seal.

Margorie C. Watson
Notary Public in and for said County and State.

(If executed by a corporation, the corporation form of acknowledgment must be used.)
MARGORIE C. WATSON
Notary Public - Nevada
Lincoln County
My appt. exp. July 25, 1994

14-79949-DG
Order No. _____ When Recorded, Mail to
Zions First National Bank Enterprise Office
Enterprise, Utah 84725

ZIONS FIRST NATIONAL BANK
P.O. BOX 309
ENTERPRISE, UTAH 84725
No. 096741

FILED AND RECORDED AT THE OFFICE OF
Dominick Belinger
May 28, 1991

11:01 MINUTES AS 10:00 AM
A 96 OF OFFICE
REC PAGE 632 LINCOLN
COUNTY, NEVADA

YURIKO SETZER
COUNTY RECORDER

By Rhonda Zehner, Deputy
BOOK 96 PAGE 632