

Lincoln County

SHORT FORM DEED OF TRUST AND ASSIGNMENT OF RENIS

THIS DEED OF TRUST, made this 17th day of March, 1994, between BETTY M. ROLLINS, an unmarried woman and AMELIA WILKIN SONNENBERG, a married woman as her sole and separate property, mother and daughter as joint tenants, herein called GRANITOR or TRUSTOR, whose mailing address is PO BOX 795, Caliente, NV 89008, STEWART TITLE OF NEVADA, a Nevada Corporation, herein called TRUSTEE, and

NEVADA BANK & TRUST COMPANY, herein called BENEFICIARY, WITNESSETH: THAT WHEREAS Trustor has borrowed and received from Beneficiary in lawful money of the United States the sum of Sixteen Thousand Three Hundred Eighty-Five AND 35/100 - - - (\$16,385.35) 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 due 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 be hereafter 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:

Situate in the Town of Caliente, Nevada as shown on the Official Plat in the Recorder's Office of Lincoln County, Nevada being a portion of the Southwest Quarter (SW1/4) of Section 8, Township 4 South, Range 67 East, M.D.B.&M., more particularly described as follows:

Lots 40, 41 and 42 of the Falkner Survey to the Town of Caliente as shown on the compiled map of Caliente recorded in Book Plat A, Page 47 of the Official Records in the Office of the County Recorder of Lincoln County, Nevada.

Note secured by this Deed of Trust payable at Caliente, Nevada TOGETHER WITH all appurtenances in which Trustor has any interest, including water rights benefiting 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 to-wit:

To Protect the Security of This Deed of Trust, Trustor Agrees: By the execution and delivery of this Deed of Trust and the note secured hereby, that provisions (1) to (17) inclusive of the Deed of Trust, recorded in Book 730, as Document No. 586593, of Official Records in the Office of the County Recorder of Clark County.

(WHICH PROVISIONS ARE PRINTED ON THE REVERSE HEREOF) hereby are adopted and incorporated herein 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 17, the amount of fire insurance required by covenant 2 shall be \$ 63,000.00 and with respect to attorney's fees provided for by covenant 7 the percentage shall be 20.0 %.

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.

Signatures of Betty M. Rollins and Amelia Wilkin Sonnenberg with printed names below.

STATE OF NEVADA, COUNTY OF Lincoln, On March 17, 1994 before me, the undersigned, a Notary Public in and for said County and State, personally appeared Betty M. Rollins and Amelia Wilkin Sonnenberg

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

WITNESS my hand and official seal. Notary Public in and for said County and State G. PERRY WILSON Notary Public - Nevada LINCOLN COUNTY My appt. exp. July 30, 1995

ESCROW NO. } 19009872 ORDER NO. } WHEN RECORDED MAIL TO: Nevada Bank & Trust CO. PO BOX 428, Caliente, NV 89008

101759 Cow County Title April 25, 1994 04 109 352 Yuriko Setzer By [Signature] Deputy