

SHORT FORM DEED OF TRUST AND ASSIGNMENT OF RENTS

THIS DEED OF TRUST, made this October 15, 1996 between Nancy Escobedo, a widow and Jerry Witlicki, an unmarried man herein called TRUSTOR, whose address is: 1 Lilith Avenue Box 553 Pioche, NV 89043 and Paul S. Brown, here called BENEFICIARY, whose address is HCR Box 2622 Pioche, Nv 89043 and UNITED TITLE OF NEVADA, A NEVADA CORPORATION herein called TRUSTEE,

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

See Exhibit A attached hereto and made a part hereof. 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, upon written request for same, on any 1/5th portion of the above described property, upon payment of \$7,400.00 to apply on the unpaid principal balance of Note secured hereby, for each such parcel so reconveyed. The Partial Reconveyances shall be based on and in accordance with a legal parcel map to be recorded prior to releases.

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 Trustor incorporated by reference or contained herein. 2. Payment of the indebtedness evidenced by one promissory note of even date herewith, and any extension or renewal thereof, in the principal sum of \$37,000.00 executed by Trustor in favor of Beneficiary or order. 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 opposite the name of such county, viz:

Table with 12 columns: COUNTY, DOC NO, BOOK, PAGE, COUNTY, DOC NO, BOOK, PAGE, COUNTY, DOC NO, BOOK, PAGE. Lists various counties and their corresponding document details.

(which provisions, identical in all counties, 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 undersigned Trustor request that a copy of any Notice of Default and of any Notice of Sale hereunder be mailed to him at his address herein before set forth.

STATE OF Nevada)
COUNTY OF Lincoln)

On 10-23-96 personally appeared before me, a Notary Public, Nancy Escobedo and Jerry Witlicki

Nancy Escobedo
Nancy Escobedo

Jerry Witlicki
Jerry Witlicki

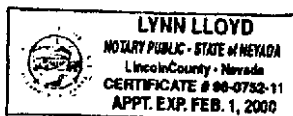
personally known or proven to me to be the person(s) whose name(s) is/are subscribed to the above instrument who acknowledged that he/she/they executed this instrument for the purposes therein contained

Notary Public Lynn Lloyd

My commission expires: 2-1-2000

Escrow No. 96108606-071-TSO

WHEN RECORDED MAIL TO:
United Title of Nevada, 4100 W. Falmingo Rd. #1000
Las Vegas, Nv, Attn: Loan Service Dept

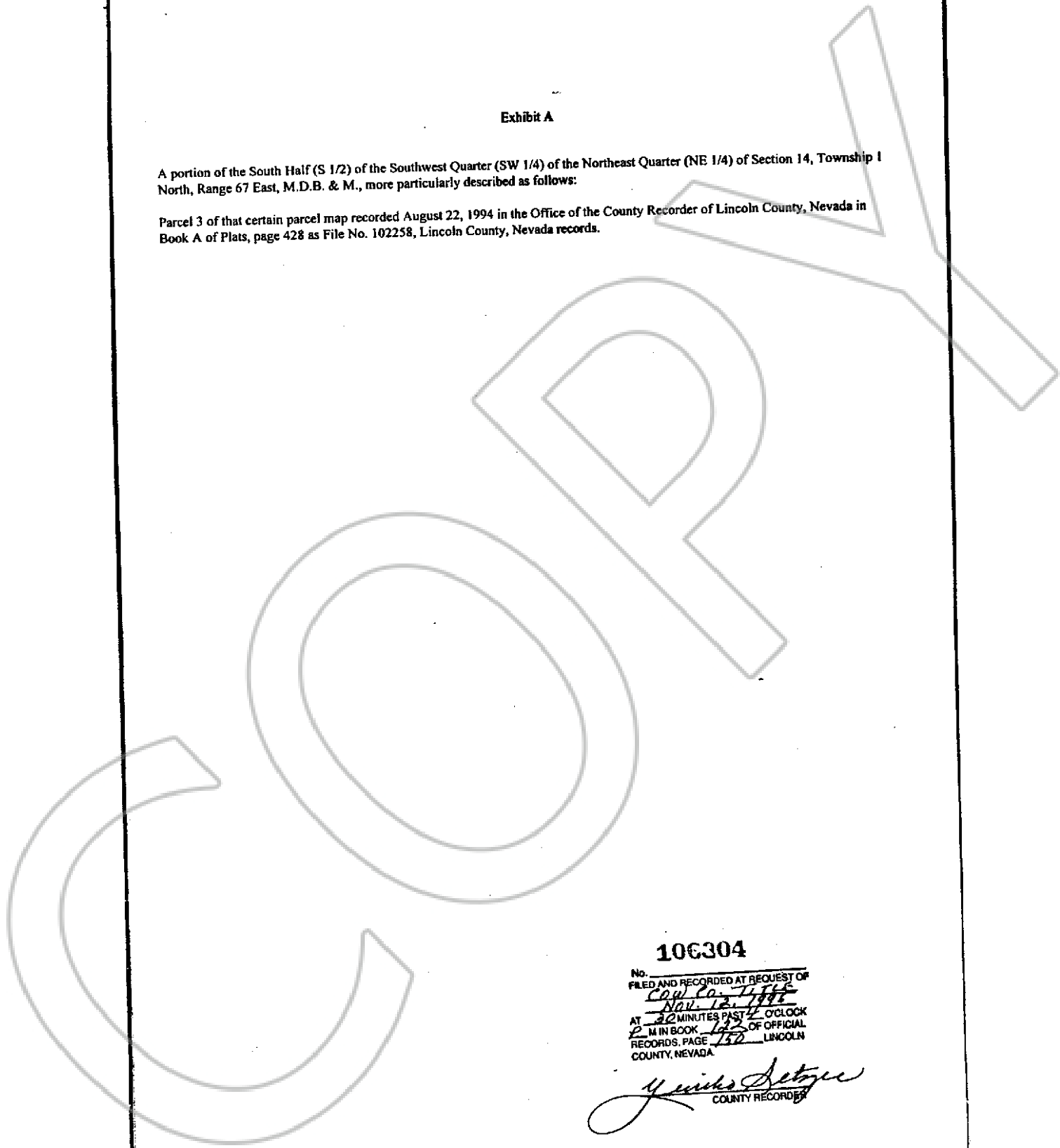


Lincoln County

Exhibit A

A portion of the South Half (S 1/2) of the Southwest Quarter (SW 1/4) of the Northeast Quarter (NE 1/4) of Section 14, Township 1 North, Range 67 East, M.D.B. & M., more particularly described as follows:

Parcel 3 of that certain parcel map recorded August 22, 1994 in the Office of the County Recorder of Lincoln County, Nevada in Book A of Plats, page 428 as File No. 102258, Lincoln County, Nevada records.



106304

No. FILED AND RECORDED AT REQUEST OF
COV. CO. TITLE
NOV. 12, 1998
AT 32 MINUTES PAST 4 O'CLOCK
P. M. IN BOOK 145 OF OFFICIAL
RECORDS, PAGE 150 LINCOLN
COUNTY, NEVADA

Yvonne Setzer
COUNTY RECORDER