

WHEN RECORDED, MAIL TO:
Dixie Title Company
205 East Tabernacle
St. George, Utah 84770

TRUST DEED

THIS TRUST DEED is made this 15th day of September, 1998, between DON JAY PETERSON AND SHERI LYNN PETERSON, CO-TRUSTEES, OR THEIR SUCCESSORS IN TRUST, UNDER DON JAY PETERSON AND SHERI LYNN PETERSON FAMILY TRUST DATED SEPTEMBER 1, 1998, as Trustor, whose address is 575 E. Bulloch, Washington, Utah 84780 and Dixie Title Company as Trustee,* and RONALD V. CANNON and DELORAS F. CANNON, Trustees of the RONALD V. CANNON and DELORAS F. CANNON FAMILY TRUST, as Beneficiary.

Trustor hereby CONVEYS AND WARRANTS TO TRUSTEE IN TRUST, WITH POWER OF SALE, the following described property situated in Lincoln County, Nevada:

Parcel 2 as disclosed by that certain Survey Map as recorded July 23, 1987, as Entry No. 87241, in Book Plat A, Page 276 of the Official Records, pertaining to a portion of the S1/2 NE1/4 SE1/4 NW1/4, Sec. 16, T5S, R69E, M.D.B.& M.

Together with all buildings, fixtures and improvements thereon and all water rights, rights of way, easements, rents, issues, profits, income, tenements, hereditaments, privileges and appurtenances thereunto now or hereafter used or enjoyed with said property, or any part thereof;

FOR THE PURPOSE OF SECURING payment of the indebtedness evidenced by a promissory note of even date herewith, in the principal sum of \$14,500.00, payable to the order of Beneficiary at the times, in the manner and with interest as therein set forth, and payment of any sums expended or advanced by 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 fire insurance on improvements on said property, to pay all 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 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 him at the address hereinbefore set forth.

Don Jay Peterson and Sheri Lynn Peterson Family Trust

Don Jay Peterson

Don Jay Peterson, Co-Trustee

Sheri Lynn Peterson

Sheri Lynn Peterson, Co-Trustee

DIXIE TITLE COMPANY IS HELD HARMLESS FROM ALL LIABILITY FOR RESPONSIBILITY IN CONNECTION WITH THE PREPARATION AND/OR RECORDING OF THIS DOCUMENT.

State of Utah
County of Washington

On the 15th day of September, 1998, personally appeared before me Don Jay Peterson and Sheri Lynn Peterson, Co-Trustees of the Don Jay Peterson and Sheri Lynn Peterson Family Trust, the signer of the foregoing instrument, who duly acknowledged to me that he executed the same.



Megan Johnson

My Residence is:

*NOTE: Trustee must be a member of the Utah State Bar, a bank, building and loan association or savings and loan association authorized to do such business in Utah; a corporation authorized to do a trust business in Utah; or a title insurance or abstract company authorized to do such business in Utah.
E-98-6

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COPY

NO. 111772

FILED AND RECORDED AT REQUEST OF
Dixie Title Co.

October 21, 1998

AT 20 MINUTES PAST 1 O'CLOCK

PM IN BOOK 138 OF OFFICIAL

RECORDS PAGE 15 LINCOLN

COUNTY, NEVADA.

Yuriko Setzer

by [Signature] deputy

BOOK 138 PAGE 16