

Official RecordRecording requested By
FIRST AMERICAN TITLE

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$15.00

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RPTT:

Recorded By: LB

Book- 228 Page- 0692

APN NO: 003-088-01
 ESCROW NO: 13494-JS
 TITLE ORDER NO: 9015-2305877
 RECORDING REQUEST BY:

FIRST AMERICAN TITLE

WHEN RECORDED MAIL TO:
 ROYALTY ESTATES LLC
 168 LAGUNA LANDING DR.
 HENDERSON, NV. 89002



SHORT FORM DEED OF TRUST AND ASSIGNMENT OF RENTS
 (Note Not Set Out)

THIS DEED OF TRUST, made this 7TH day of FEBRUARY 2007
 ERROL L. MARANVILLE AND JOANNE A. MARANVILLE, husband and wife,
 between as Joint Tenants, as to an undivided 50% interest, and JOHN ELLIS,
an unmarried man, as to an undivided 50% interest
 herein called TRUSTOR, whose address is
2330 PASEO DEL PRADO BLDG. C, SUITE 307 LAS VEGAS, NV. 89102

ESCROW LINE, INC.,
 a Nevada Corporation, herein called TRUSTEE, AND
ROYALTY ESTATES LLC

herein called BENEFICIARY,
 WITNESSETH: That Trustor IRREVOCABLY GRANTS, TRANSFERS AND ASSIGNS
 TO TRUSTEE IN TRUST, WITH POWER OR SALE, that property in Lincoln
 County, Nevada, Described as

**ALL OF LOT 6 IN BLOCK 2 OF THE CITY OF CALIENTE, COUNTY OF
 LINCOLN, STATE OF NEVADA, AS THE SAME IS SHOWN ON THE OFFICIAL
 PLAT OF SAID CITY ON FILE IN OFFICE OF THE COUNTY RECORDER OF
 LINCOLN COUNTY, NEVADA.**

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.


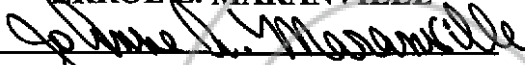
FOR THE PURPOSE OF SECURING: (1) Performance of each agreement
 of Trustor incorporated by reference or contained herein. (2)
 Payment of the indebtedness evidenced by one (1) Promissory Note of
 even date herewith, and any extension or renewal thereof, in the
 principal sum of FIFTY THOUSAND AND NO/100-----(\$50,000.00)-----
 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.

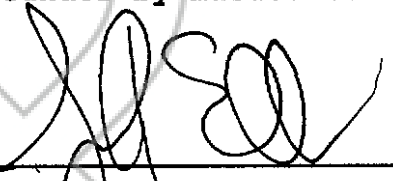


TO PROTECT THE SECURITY OF THIS DEED OF TRUST, TRUSTOR AGREES By the execution of this Deed of Trust, that provisions numbered (1) to (16) inclusive of the Master Form Deed of Trust, recorded on the 1st day of November, A.D. 1967, in Book 832 as Document No. 668675, of the Official Records in the Office 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 \$ as reasonable and with respect to attorney's fees provided for by Covenant the percentage rate shall be \$ as reasonable :

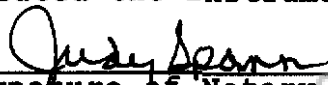
The undersigned Trustor requests that a copy of any Notice of Default and of any Notice of Sale hereunder by mailed to him at his address hereinbefore set forth.


ERROL L. MARANVILLE

JOANNE A. MARANVILLE


JOHN ELLIS

State of Nevada)
) SS
County of Clark)

On February 7, 2007 personally appeared before me, a Notary Public, ERROL L. MARANVILLE, JOANNE A. MARANVILLE and JOHN ELLIS personally known (or proved) to me to be the person whose name is subscribed to the above instrument who acknowledged that They executed the instrument.


Signature of Notary Public





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**RECORDER: DO NOT RECORD
REQUEST FOR FULL RECONVEYANCE
TO BE USED ONLY WHEN NOTE HAS BEEN PAID**

TO: ESCROW LINE, INC. , A NEVADA CORPORATION, AS TRUSTEE

The undersigned is the legal owner and holder of the note or notes, and of all other indebtedness secured by the foregoing Deed of Trust. Said note or notes together with all other indebtedness secured by said Deed of Trust, have been fully paid and satisfied; and you are hereby requested and directed, on payment to you of any sums owing to you under the terms of said Deed of Trust, to cancel said note or notes above mentioned, and all other evidences of indebtedness secured by said Deed of Trust delivered to you herewith, together with the said Deed of Trust, and to reconvey, without warranty, to the parties designated by the terms of said Deed of Trust, all the estate now held by you under the same.

Dated: _____

DO NOT LOSE OR DESTROY THIS DEED OF TRUST OR THE NOTE WHICH IT SECURES. BOTH MUST BE DELIVERED TO THE TRUSTEE FOR CANCELLATION BEFORE RECONVEYANCE WILL BE MADE.

APN: _____