

Official Record

Recording requested By
FIRST AMERICAN TITLE COMPANY

Lincoln County - NV
Leslie Boucher - Recorder

Fee: \$28.00 Page 1 of 15
RPTT: Recorded By: AE
Book- 284 Page- 0079



0144677

APN# 010-041-01 et al

File # ~~2315324~~ 2457434

Recording Requested By:

Name: First American Title Company
Address: 2490 Paseo Verde Pkwy Ste 100
City/State/Zip: Henderson, NV 89074

When Recorded Return To: Mail Tax Statements To:

Name: Star Mortgage Inc.
Address: 4550 W. Oakey Blvd. #111
City/State/Zip: Las Vegas, NV 89102-1559

Deed of Trust
(Title On Document)

Re-record to correct the legal description on
document recorded 5/24/2013 as #143210
(Reason for Re-Record)

This page added to provide additional information required by
NRS 111.312 Sections 1-2 (Additional recording fee applies).

This cover page must be typed or printed clearly in black ink only.



0144677

Book - 284
Page - 00

11/26/2013
Page - 2 of 10

DOC # 0143210

05/24/2013

01:36 PM

Official Record

Recording requested By
FORECLOSURES OF NEVADA, INC.

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$25.00 Page 1 of 12

RPTT: Recorded By: AE

Book- 278 Page- 0670

APN: 010-041-01 etal

Recording Requested By and Return To:

**Suzie Bopp
P O Box 90338
Henderson, NV 89009-0338**



0143210

DEED OF TRUST

(Title on Document)

This page is added to provide additional information required by NRS 111-312 Sections 1-2 (An additional fee if \$1.00 will apply).

This cover page must be typed or printed clearly in black ink only.

This Deed of Trust is being re-recorded to correct the properties location shown in Paragraph two (2) from:

Nye County, Nevada

To

Lincoln County, Nevada



CERTIFICATION OF COPY

State of Nevada }
County of Lincoln } ss.

I, Leslie Boucher, the duly elected, qualified and acting County Recorder of Lincoln County, in the State of Nevada, do hereby certify that the foregoing is a true, full and correct copy of the original DEED OF TRUST

now on file in this office, in Book 230 of OFFICIAL RECORDS
Page 352-361 as Document Number 128736

IN WITNESS WHEREOF, I have set my hand and affixed the Seal of my office, in Pioche, Nevada, this 3RD day of APRIL 2013.

Leslie Boucher
Leslie Boucher Recorder

Amy Elmer Deputy Recorder



DOC # 0128736

04/13/2007 04:09 PM

Official Record

Recording requested By
FIRST AMERICAN TITLE

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$23.00 Page 1 of 10

RPTT: Recorded By: LB

Book- 230 Page- 0352

A.P.N. #010-041-01 et al
Title Order No. 152-2315324
Loan No. 07-1075
Mail Tax Statements to:
First American Title Company of Nevada
When recorded return to:
STAR MORTGAGE, INC
4550 W. Oakey Blvd., #111
Las Vegas, NV 89102-1559



(The undersigned hereby affirms that there is no Social Security Number contained in this document)

Deed of Trust

THIS DEED OF TRUST is made this 2nd day of April, 2007 among the Grantor, Toreson Industries, Inc., a Nevada corporation (herein "Borrower"), First American Title Company of Nevada (herein "Trustee"), and the Beneficiary, STAR MORTGAGE, INC., a corporation organized and existing under the laws of Nevada, whose address is 4550 W. Oakey Blvd., Ste. #111, Las Vegas, Nevada 89102-1559 (herein "Lender").

BORROWER, in consideration of the indebtedness herein recited and the trust herein created, irrevocably grants and conveys to Trustee, in trust, with power of sale, the following described property located in the County of Nye, State of Nevada:

SEE EXHIBIT "A" ATTACHED HERETO & BY REFERENCE MADE A PART HEREOF FOR LEGAL DESCRIPTION. Including Water Permits No.: 38958, 38959 & 38960 See Exhibit "B" for Release Provision

which has the address of Lincoln Estates, Rachel, NV 89001/HC 61 Box 51, Alamo NV 89001-9701 (herein "Property Address");

TOGETHER with all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents (subject however to the rights and authorities given herein to Lender to collect and apply such rents), royalties, mineral, oil and gas rights and profits, water, water rights, and water stock, and all fixtures now or hereafter attached to the property, all of which, including replacements and additions thereto, shall be deemed to be and remain a part of the property covered by this Deed of Trust; and all of the foregoing, together with said property (or the leasehold estate if this Deed of Trust is on a leasehold) are herein referred to as the "Property";

TO SECURE to Lender (a) the repayment of the indebtedness evidenced by Borrower's note of even date (herein "Note"), in the principal sum of One Million Three Hundred Thousand and no/100 (\$1,300,000.00), with interest thereon, providing for monthly installments of interest only to LandTitle. (herein "Land") a servicing agency directed by the Lender with the balance of the indebtedness, if not sooner paid, due and payable until paid in full; the payment of all other sums, with interest thereon, advanced in accordance herewith to protect the security of this Deed of Trust, and the performance of the covenants and agreements of Borrower herein contained; and (b) the repayment of any future advances, with interest thereon, made to Borrower by Lender pursuant to paragraph 21 hereof (herein "Future Advances").

Borrower covenants that Borrower is lawfully seized of the estate hereby conveyed and has the right to grant and convey the Property, that the Property is unencumbered and that Borrower will warrant and defend generally the title to the Property against all claims and demands, subject to any declarations, easements or restrictions listed in a schedule of exceptions to coverage in any title insurance policy insuring Lender's interest in the Property.

UNIFORM COVENANTS Borrower and Lender covenant and agree as follows:

1. Payment on Interest. Borrower shall promptly pay when due the interest on the indebtedness evidenced by the Note, prepayment and late charges as provided in the Note, and the interest on any Future Advances secured by this Deed of Trust.

2. Funds for Taxes and Insurance. Subject to applicable law or to a written waiver by Lender, Borrower shall pay to Lender on the day monthly installments of interest are payable under the Note, until the Note is paid in full, a sum (herein "Funds") equal to one-twelfth of the yearly taxes and assessments which may attain priority over this Deed of Trust, and ground rents on the Property, if any, plus one-twelfth of yearly premium installment for hazard insurance, plus one-twelfth of yearly premium installments for mortgage insurance, if any, all as reasonably estimated initially and from time to time by Lender on the basis of assessments and bills and reasonable estimates thereof.

The Funds shall be held by Land, the deposits or accounts of which are insured or guaranteed by a Federal or state agency (including Land if Land is such an institution). Land shall apply the Funds to pay said taxes, assessments, insurance premiums and ground rents. Land may charge a modest servicing fee for so holding and applying the Funds, analyzing said account verifying and compiling said assessments and bills. Lender shall not be required to pay Borrower any interest or earnings on the Funds. The Funds are pledged as additional security for the sums secured by this Deed of Trust.

If the amount of the Funds held by Land shall not be sufficient to pay taxes, assessments, insurance premiums and ground rents as they fall due. Borrower shall pay to Land any amount necessary to make up the deficiency within 30 days from the date notice is mailed by Lender to Borrower requesting payment thereof.

Upon payment in full of all sums secured by this Deed of Trust, Land shall promptly refund to Borrower any Funds held by them. If under paragraph 18 hereof the Property is sold or the Property is otherwise acquired by Lender, Lender shall apply, no later than immediately prior to the sale of the Property or its acquisition by Lender, any Funds held by Land at the time of application as a credit against the sums secured by this Deed of Trust.

3. Application of Payments. Unless applicable law provides otherwise, all payments received by Land under the Note and paragraphs 1 and 2 hereof shall be applied by Land first in payment of amounts payable to Lender by Borrower under paragraph 2 hereof, then to interest payable on the Note, then to the principal of the Note, and then to interest and principal on any Future Advances.

4. Charges; Liens. Borrower shall pay all taxes, assessments and other charges, fines and impositions attributable to the property which may attain a priority over this Deed of Trust and leasehold payments or ground rents, if any, in the manner provided under paragraph 2 hereof or if not paid in such manner, by Borrower making payment, when due, directly to the payee thereof. Borrower shall promptly furnish to Lender all notices of amounts due under this paragraph, and in the event Borrower shall make payment directly. Borrower shall promptly furnish to Lender receipts evidencing such payments. Borrower shall promptly discharge any lien which has priority over this Deed of Trust, provided that Borrower shall not be required to discharge any such lien so long as Borrower shall agree in writing to the payment of the obligation secured by such lien in a manner acceptable to Lender, or shall in good faith contest such lien by or defend enforcement of such lien in legal proceedings which operate to prevent the enforcement of the lien or forfeiture of the Property or any part there.

5. Hazard Insurance. Borrower shall keep the improvements now existing or hereafter erected on the Property insured against loss by fire hazards included within the term "extended coverage" and such other hazards as Lender may require and in such amounts and/or such periods as Lender may require provided, that Lender shall not require that the amount of such coverage exceed that amount of coverage required to pay the sums secured by this Deed of Trust.

The insurance carrier providing the insurance shall be chosen by Borrower subject to approval by Lender; provided that such approval shall not be unreasonably withheld. All premiums on insurance policies shall be paid in the manner provided under paragraph 2 hereof or, if not paid in such manner, by Borrower making payment, when due, directly to the insurance carrier.

All insurance policies and renewals thereof shall be in form acceptable to Lender and shall include a standard mortgage clause in favor of and in form acceptable to Lender. Lender shall have the right to hold the policies and renewals thereof and Borrower shall promptly furnish to Lender all renewal notices and all receipts of paid premiums. In the event of loss Borrower shall give prompt notice to the insurance carrier and Lender. Lender may make proof of loss if not made promptly by Borrower.

Unless Lender and Borrower otherwise agree in writing insurance proceeds shall be applied to restoration or repair of the Property damaged provided such restoration or repair is economically feasible and the security of this Deed of Trust is not thereby impaired. If such restoration or repair is not economically feasible or if the security of this Deed of Trust would be impaired, the insurance proceeds shall be applied to the sums secured by this Deed of Trust, with the excess, if any, paid to Borrower. If the Property is abandoned by Borrower or if Borrower fails to respond to Lender within 30 days from the date notice is mailed by Lender to Borrower that the insurance carrier offers to settle a claim for insurance benefits. Lender is authorized to collect and apply the insurance proceeds at Lender's option either to restoration or repair of the Property or to the sums secured by this Deed of Trust.

Unless Lender and Borrower otherwise agree in writing any such application of proceeds to principal shall not extend or postpone the due date of the monthly installments referred to in paragraph 1 and 2 hereof or change the amount of such installments. If under paragraph 18 hereof the Property is acquired by Lender, all right title and interest of Borrower in and to any insurance policies and in and to the proceeds thereof resulting from damage to the Property prior to the sale or acquisition shall pass to Lender to the extent of the sums secured by this Deed of Trust immediately prior to such sale or acquisition.

6. **Preservation and Maintenance of Property: Leaseholds: Condominiums: Planned Unit Developments.** Borrower shall keep the Property in good repair and shall not commit waste or permit impairment or deterioration of the Property and shall comply with the provisions of any lease if this Deed of Trust is on a leasehold. If this Deed of Trust is on a unit in a condominium or a planned unit development, Borrower shall perform all of Borrower's obligations under the declaration of covenants creating or governing the condominium or planned unit development, the by laws and regulations of the condominium or planned unit development and constituent documents. If a condominium or planned unit development rider is executed by Borrower and recorded together with this Deed of Trust the covenants and agreements of such rider shall be incorporated into and shall amend and supplement the covenants and agreements of this Deed of Trust as if the rider were a part hereof.

7. **Protection of Lender's Security.** If Borrower fails to perform the covenants and agreements contained in this Deed of Trust or if any action or proceedings is commenced which materially affects Lender's interest in the Property including, but not limited to eminent domain, insolvency, code enforcement, or arrangements or proceedings involving a bankrupt or decedent then Lender at Lender's option upon notice to Borrower, may make such appearances disburse such sums and take such action as is necessary to protect Lender's interest, including but not limited to disbursement of reasonable attorney's fees and entry upon the Property to make repairs. If Lender required mortgage insurance as a condition of making the loan secured by this Deed of Trust, Borrower shall pay the premiums required to maintain such insurance in effect until such time as the requirement for such insurance terminates in accordance with Borrower's and Lender's written agreement or applicable law. Borrower shall pay the amount of all mortgage insurance premiums in the manner provided under paragraph 2 hereof. Any amounts disbursed by Lender pursuant to this paragraph 7, with interest thereon, shall become additional indebtedness of Borrower secured by this Deed of Trust. Unless Borrower and Lender agree to other terms of payment, such amounts shall be payable upon notice from Lender to Borrower requesting payment thereof and shall bear interest from the date of disbursement at the rate payable from time to time on outstanding principal under the Note unless payment of interest at such rate would be contrary

to applicable law, in which event such amounts shall bear interest at the highest rate permissible under applicable law. Nothing contained in this paragraph 7 shall require Lender to incur any expense or take any action hereunder.

8. **Inspection.** Lender may make or cause to be made reasonable entries upon and inspections of the Property, provided that Lender shall give Borrower notice prior to any such inspection specifying reasonable cause therefor related to Lender's interest in the Property.

9. **Condemnation.** The proceeds of any award or claim for damages, direct or consequential, in connection with any condemnation or other taking of the Property, or part thereof, or for conveyance in lieu of condemnation, are hereby assigned and shall be paid to Lender.

In the event of a total taking of the Property, the proceeds shall be applied to the sums secured by this Deed of Trust, with the excess, if any, paid to Borrower. In the event of a partial taking of the Property, unless Borrower and Lender otherwise agree in writing, there shall be applied to the sums secured by this Deed of Trust such proportion of the proceeds as is equal to that proportion which the amount of the sums secured by this Deed of Trust immediately prior to the date of taking bears to the fair market value of the Property immediately prior to the date of taking, with the balance of the proceeds paid to Borrower.

If the Property is abandoned by Borrower, or if, after notice by Lender to Borrower that the condemnor offers to make an award or settle a claim for damages, Borrower fails to respond to Lender within 30 days after the date such notice is mailed, Lender is authorized to collect and apply the proceeds, at Lender's option, either to restoration or repair of the Property or to the sums secured by this Deed of Trust.

Unless Lender and Borrower otherwise agree in writing, any such application of proceeds to principal shall not extend or postpone the due date of the monthly installments referred to in paragraphs 1 and 2 hereof or change the amount of such installments.

10. **Borrower Not Released.** Extension of the time for payment or modification of amortization of the sums secured by this Deed of Trust granted by Lender to any successor in interest of Borrower shall not operate to release, in any manner, the liability of the original Borrower and Borrower's successors in interest. Lender shall not be required to commence proceedings against such successor or refuse to extend time for payment or otherwise modify amortization of the sums secured by this Deed of Trust by reason of any demand made by the original Borrower and Borrower's successors in interest.

11. **Forbearance by Lender Not a Waiver.** Any forbearance by Lender in exercising any right or remedy hereunder, or otherwise afforded by applicable law, shall not be a waiver of or preclude the exercise of any such right or remedy. The procurement of insurance or the payment of taxes or other liens or charges by Lender shall not be a waiver of Lender's right to accelerate the maturity of the indebtedness secured by this Deed of Trust.

12. **Remedies Cumulative.** All remedies provided in this Deed of Trust are distinct and cumulative to any other right or remedy under this Deed of Trust or afforded by law or equity, and may be exercised concurrently, independently or successively.

13. **Successors and Assigns Bound; Joint and Several Liability; Captions.** The covenants and agreements herein contained shall bind, and the rights hereunder shall inure to, the respective successors and assigns of Lender and Borrower, subject to the provisions of paragraph 17 hereof. All covenants and agreements of Borrower shall be joint and several. The captions and headings of the paragraphs of this Deed of Trust are for convenience only and are not to be used to interpret or define the provisions hereof.

14. **Notice.** Except for any notice required under applicable law to be given in another manner, (a) any notice to Borrower provided for in this Deed of Trust shall be given by mailing such notice by certified mail addressed to Borrower at the Property Address or at such other address as Borrower may

designate by notice to Lender as provided herein, and (b) any notice to Lender shall be given by certified mail, return receipt requested, to Lender's address stated herein or to such other address as Lender may designate by notice to Borrower as provided herein. Any notice provided for in this Deed of Trust shall be deemed to have been given to Borrower or Lender when given in the manner designated herein.

15. Uniform Deed of Trust; Governing Law; Severability. This form of deed of trust combines *uniform covenants for national use and non-uniform covenants with limited variations by jurisdiction* to constitute a uniform security instrument covering real property. This Deed of Trust shall be governed by the law of the jurisdiction in which the Property is located. In the event that any provision or clause of this Deed of Trust or the Note conflicts with applicable law, such conflict shall not affect other provisions of this Deed of Trust or the Note which can be given effect without the conflicting provision, and to this end the provisions of the Deed of Trust and the Note are declared to be severable.

16. Borrower's Copy. Borrower shall be furnished a conformed copy of the Note and of this Deed of Trust at the time of execution or after recordation hereof.

17. Transfer of the Property; Assumption. If all or any part of the Property or an interest therein is sold or transferred by Borrower without Lender's prior written consent, excluding (a) the creation of a lien or encumbrance subordinate to this Deed of Trust, (b) the creation of a purchase money security interest for household appliances, (c) a transfer by devise, descent or by operation of law upon the death of a joint tenant or (d) the grant of any leasehold interest of three years or less not containing an option to purchase. Lender may, at Lender's option, declare all the sums secured by this Deed of Trust to be immediately due and payable. Lender shall have waived such option to accelerate if, prior to the sale or transfer. Lender and the person to whom the Property is to be sold or transferred reach agreement in writing that the credit of such person is satisfactory to Lender and that the interest payable on the sums secured by this Deed of Trust shall be at such rate as Lender shall request. If Lender has waived the option to accelerate provided in this paragraph 17, and if Borrower's successor in interest has executed a written assumption agreement accepted in writing by Lender. Lender shall release Borrower from all obligations under this Deed of Trust and the Note.

If Lender exercises such option to accelerate, Lender shall mail Borrower notice of acceleration in accordance with paragraph 14 hereof. Such notice shall provide a period of not less than 30 days from the date the notice is mailed within which Borrower may pay the sums declared due. If Borrower fails to pay such sums prior to the expiration of such period, Lender may, without further notice or demand on Borrower, invoke any remedies permitted by paragraph 18 hereof.

NON-UNIFORM COVENANT - Borrower and Lender further covenant and agree as follows:

18. Acceleration; Remedies. Except as provided in paragraph 17 hereof, upon Borrower's breach of any covenant or agreement of Borrower in this Deed of Trust, including the covenants to pay when due any sums secured by this Deed of Trust. Lender prior to acceleration shall mail notice to Borrower as provided in paragraph 15 hereof specifying: (1) the breach; (2) the action required to cure such breach; (3) a date, not less than 30 days from the date the notice is mailed to Borrower, by which such breach must be cured; and (4) that failure to cure such breach on or before the date specified in the notice may result in acceleration of the sums secured by this Deed of Trust and sale of the Property. The notice shall further inform Borrower of the right to reinstate after acceleration and the right to bring a court action to assert the non-existence of a default or any other defense of Borrower to acceleration and sale. If the breach is not cured on or before the date specified in the notice, Lender at Lender's option may declare all of the sums secured by this Deed of Trust to be immediately due and payable without further demand and may invoke the power of sale and any other remedies permitted by applicable law. Lender shall be entitled to collect all reasonable costs and expenses incurred in pursuing the remedies provided in this paragraph 18, including but not limited to reasonable attorney's fees.

If Lender invokes the power of sale, Lender shall execute or cause Trustee to execute a written notice of the occurrence of an event of default and of Lender's election to cause the Property to be sold,

and shall cause such notice to be recorded in each county in which the property or some part thereof is located. Lender shall mail copies of such notice in the manner prescribed by applicable law to Borrower and to the other persons prescribed by applicable law. Trustee shall give public notice of sale to the persons and in the manner prescribed by applicable law. After the lapse of such time as may be required by applicable law. Trustee, without demand on Borrower, shall sell the Property at public auction to the highest bidder at the time and place and under the terms designated in the notice of sale in one or more parcels and in such order as Trustee may determine. Trustee may postpone sale of all or any parcel of the Property by public announcement at the time and place of any previously scheduled sale. Lender or Lender's designee may purchase the Property at any sale.

Trustee shall deliver to the purchaser Trustee's deed conveying the Property so sold without any covenant or warranty, expressed or implied. The recitals in the Trustee's deed shall be prima facie evidence of the truth of the statements made therein. Trustee shall apply the proceeds of the sale in the following order; (a) to all reasonable costs and expenses of the sale, including, but not limited to, reasonable Trustee's and attorney's fees and costs of title evidence; (b) to all sums secured by this Deed of Trust; and (c) the excess, if any, to the person or persons legally entitled thereto.

19. **Borrower's Right to Reinstate.** Notwithstanding Lender's acceleration of the sums secured by this Deed of Trust, Borrower shall have the right to have any proceedings begun by Lender to enforce this Deed of Trust discontinued at any time prior to the earlier to occur of the fifth day before sale of the Property pursuant to the power of sale contained in this Deed of Trust or an entry of a judgment enforcing this Deed of Trust if (a) Borrower pay Lender all sums which would be then due under this Deed of Trust, the Note and Notes securing Advances, if any, and no acceleration occurred. (b) Borrower cures all breaches of any other covenants or agreements of Borrower contained in this Deed of Trust (c) Borrower pays all reasonable expenses incurred by Lender and Trustee in enforcing the covenants and agreements of Borrower contained in this Deed of Trust and in enforcing Lenders and Trustee's remedies as provided in paragraph 18 hereof, including but not limited to reasonable attorney's fees and (d) Borrower takes, such action as Lender may reasonably require to assure that the lien of this Deed of Trust. Lender's interest in the Property and Borrower's obligation to pay the sums secured by this Deed of Trust shall continue unimpaired. Upon such payment and cure by Borrower, this Deed of Trust and the obligations secured hereby shall remain in full force and effect as if no acceleration had occurred.

20. **Assignment of Rents; Appointment of Receiver; Lender in Possession.** As additional security hereunder, Borrower hereby assigns to Lender the rents of the Property, provided that Borrower shall, prior to acceleration under paragraph 18 hereof or abandonment of the Property, have the right to collect and retain such rents as they become due and payable.

Upon acceleration under paragraph 18 hereof or abandonment of the Property, Lender, in person, by agent or by judicially appointed receiver, shall be entitled to enter upon, take possession of and manage the Property and to collect the rents of the Property including those past due. All rents collected by Lender or the receiver shall be applied first to payment of the costs of management of the Property and collection of rents, including, but not limited to, receiver's fees, premiums on receiver's bonds and reasonable attorney's fees, and then to the sums secured by this Deed of Trust. Lender and the receiver shall be liable to account only for those rents actually received.

21. **Future Advances.** Upon request of Borrower, Lender, at Lender's option prior to full reconveyance of the Property by Trustee to Borrower; may make Future Advances to Borrower. Such Future Advance, with interest thereon, shall be secured by this Deed of Trust when evidenced by promissory notes stating that said notes are secured hereby.

22. **Reconveyance.** Upon payment of all sums secured by this Deed of Trust, Lender shall request Trustee to reconvey the Property and shall surrender this Deed of Trust and all notes evidencing indebtedness secured by this Deed of Trust to Trustee. Trustee shall reconvey the Property without warranty to the person or persons legally entitled thereto. Such person or persons shall pay all costs of reconveyance and recordation, if any.



23. Substitute Trustee. Lender, at Lender's option, may from time to time remove Trustee and appoint a successor trustee to any Trustee appointed hereunder. Without conveyance of the Property, the successor trustee shall succeed to all the title, power and duties conferred upon the Trustee herein and by applicable law.

24. Homestead Provision. The Trustor and Executor of this Deed of Trust waives any and all rights they may have under the homestead law, State of Nevada, and any recorded Homestead shall be subordinate and junior to any evidence of indebtedness secured by this Deed of Trust.

25. Attorney's Fee Provision. Borrower agrees to pay to STAR MORTGAGE, INC., or its assignees, on demand all costs and expenses, including reasonable attorney's fees incurred by STAR MORTGAGE, INC. or its assignees, in the preservation, realization, enforcement and exercise of their rights, powers and remedies and the obligation of the borrower hereunder whether a lawsuit is filed or not.

26. Maturity/Demand Provision. After maturity or demand the rate of interest will increase to eighteen (18%) per cent per annum on any unpaid balance of principal and accrued and unpaid interest and any other sums due hereunder both before and after the entry of any judgment, until paid..

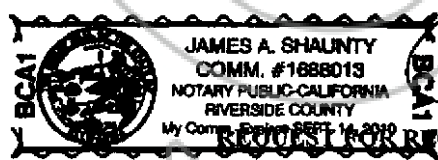
27. Assumption Fee. If there is an assumption pursuant to above paragraph, Lender or Lender's Agent may charge an assumption fee of 2% of the original amount of the Note and Deed of Trust.

In Witness Whereof, Borrower has executed this Deed of Trust.

James S. Toreson
James S. Toreson, President
Toreson Industries, Inc.

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) ss.

On APRIL 3, 2007, personally appeared before me, in and for said County and State, James S. Toreson known to me to be the President of TORESON INDUSTRIES, the corporation that executed the foregoing instrument and upon oath, did depose that she is the Officer of the Corporation as above designed; that she is acquainted with the seal of said Corporation and the seal affixed to said Corporation; that the signature to said instrument were made by an Officer of said Corporation as indicated after said signature; and that the said Corporation executed the said instrument freely and voluntarily and for the uses and purposes therein mentioned.



James A. Shaunty

To Trustee:

The undersigned is the holder of the note or notes secured by this Deed of Trust. Said note or notes, together with all other indebtedness secured by this Deed of Trust, have been paid in full. You are hereby directed to cancel said note or notes and this Deed of Trust, which are delivered hereby, and to reconvey, without warranty, all the estate now held by you under this Deed of Trust to the person or persons legally entitled thereto.

Date: _____

EXHIBIT "A"

The land referred to in this Commitment is situated in the County of Lincoln, State of Nevada, and is described as follows:

Lots 9, 10 and 12 through 16, Block I,
Lots 1 through 16, Block II,
Lots 1 through 4, 6 through 12 and 14 through 16, Block III,
Lots 1 through 5 and 7 through 16, Block IV,
Lots 1 through 5, 6 and 8 through 16, Block V,
Lots 2 through 7, 8, 10 through 14 and 16, Block VI,
Lots 1 through 4, 6, 8, 9, 11, 12, 14 and 16, Block VII,
Lots 1, 3 through 5, 13 and 16, Block VIII,
Lincoln Estates a Subdivision recorded June 5, 1970 in Plat Book A, page 79 as file 49097, Lincoln County, Nevada.
and
Lots 1 through 16, Block I,
Lots 1 through 14 and 16 through 31, Block II,
Lots 1 through 16, Block III,
Lots 1 through 32, Block IV,
Lots 1 through 3 and 5 through 16, Block V,
Lots 1 through 16 and 18 through 32, Block VI,
Lots 1 through 8 and 10 through 16, Block VII,
Lincoln Estates - Unit No. 2 a Subdivision recorded April 5, 1972 in Plat Book A, page 98 as file 51428, Lincoln County, Nevada.
and
Lots 1 through 32, Block 1,
Lots 1 through 32, Block 2,
Lots 1 through 32, Block 3,
Lots 1 through 32, Block 4,
Lots 1 through 16, Block 5,
Lots 1 through 16, Block 6,
Lots 1 through 9 and Lots 11 through 16, Block 7,
Lots 1 through 16, Block 8,
Lots 1 through 32, Block 9,
Lots 1 through 32, Block 10,
Lots 1 through 32, Block 11,
Lots 1 through 32, Block 12,
Lincoln Estates - Unit No. 3 a Subdivision recorded November 1, 1974 in Plat Book A, page 107 as file 55271, Lincoln County, Nevada.
and
Lots 1 through 36, Block 1,
Lots 1 through 36, Block 2,
Lots 1 through 36, Block 3,
Lots 1 through 36, Block 4,
Lots 1 through 36, Block 5,
Lots 1 through 36, Block 6,
Lots 1 through 36, Block 7,
Lots 1 through 36, Block 8,
Lots 1 through 8, Block 9,
Block 10,
Lots 1 through 28, Block 11,
Lots 1 through 28, Block 12,
Lots 1 through 28, Block 13,
Lots 1 through 28, Block 14,
Lots 1 through 28, Block 15,



Lots 1 through 28, Block 16,
Lincoln Estates - Unit No. 4 a Subdivision recorded November 6, 1974 in Plat Book A, page 108 as file
55272, Lincoln County, Nevada.

~~COPY~~

EXHIBIT "B"

Escrow #152-2315324

Loan No. 07-1075

To be attached to that certain Deed of Trust dated April 2, 2007 -


Partial Release Clause

After such time as a minimum of six (6) months of interest has been paid on that certain Note secured hereby, Beneficiaries agree to give Trustor a partial release on the within described real property as follows:

In consideration of the Trustor herein making a principal reduction of \$2,000.00 dollars, Beneficiaries hereby agree to release in one acre increments that real property described as Lincoln Estates and whose legal description is further described as.

See Exhibit "A" attached hereto and by reference made a part hereof for legal description of parcels encumbered

All other terms and conditions of the Deed of Trust shall remain unchanged and in full force and effect.



(Signed) James S. Toreson, President

Toreson Industries

**EXHIBIT 'A'****PARCEL 1:**

**LOTS 7, 9, 10 AND 12 THROUGH 16, BLOCK I,
LOTS 1 THROUGH 16, BLOCK II,
LOTS 1 THROUGH 4, 6 THROUGH 12 AND 14 THROUGH 16, BLOCK III,
LOTS 1 THROUGH 6 AND 8 THROUGH 16, BLOCK IV,
LOTS 1 THROUGH 3, 5, 6 AND 8 THROUGH 16, BLOCK V,
LOTS 2 THROUGH 5, 7, 8, 10 THROUGH 14 AND 16, BLOCK VI,
LOTS 1 THROUGH 4, 6, 8, 9, 11, 12, 14 AND 16, BLOCK VII,
LOTS 1, 3 THROUGH 5, 8, 13 AND 16, BLOCK VIII,
LINCOLN ESTATES, A SUBDIVISION RECORDED JUNE 5, 1970 IN PLAT BOOK A, PAGE 79
AS FILE 49097, LINCOLN COUNTY, NEVADA.**

PARCEL 2:

**LOTS 1 THROUGH 16, BLOCK I,
LOTS 1 THROUGH 14 AND 16 THROUGH 31, BLOCK II,
LOTS 1 THROUGH 16, BLOCK III;
LOTS 1 THROUGH 32, BLOCK IV,
LOTS 1 THROUGH 3 AND 5 THROUGH 16, BLOCK V;
LOTS 1 THROUGH 16 AND 18 THROUGH 32, BLOCK VI,
LOTS 1 THROUGH 8 AND 10 THROUGH 16, BLOCK VII,
LINCOLN ESTATES-UNIT NO. 2, A SUBDIVISION RECORDED APRIL 5, 1972 IN PLAT
BOOK A, PAGE 98 AS FILE 51423, LINCOLN COUNTY, NEVADA.**

PARCEL 3:

**LOTS 1 THROUGH 32, BLOCK 1,
LOTS 1 THROUGH 32, BLOCK 2,
LOTS 1 THROUGH 32, BLOCK 3,
LOTS 1 THROUGH 32, BLOCK 4,
LOTS 1 THROUGH 16, BLOCK 5,
LOTS 1 THROUGH 16, BLOCK 6,
LOTS 1 THROUGH 9 AND LOTS 11 THROUGH 16, BLOCK 7,
LOTS 1 THROUGH 16, BLOCK 8,
LOTS 1 THROUGH 32, BLOCK 9,
LOTS 1 THROUGH 32, BLOCK 10,
LOTS 1 THROUGH 32, BLOCK 11,
LOTS 1 THROUGH 32, BLOCK 12,**



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**LINCOLN ESTATES - UNIT NO. 3 A SUBDIVISION RECORDED NOVEMBER 6, 1974 IN
PLAT BOOK A, PAGE 107 AS FILE 55271, LINCOLN COUNTY, NEVADA.**

PARCEL 4:

**LOTS 1 THROUGH 36, BLOCK 1,
LOTS 1 THROUGH 36, BLOCK 2,
LOTS 1 THROUGH 36, BLOCK 3,
LOTS 1 THROUGH 36, BLOCK 4,
LOTS 1 THROUGH 36, BLOCK 5,
LOTS 1 THROUGH 36, BLOCK 6,
LOTS 1 THROUGH 36, BLOCK 7,
LOTS 1 THROUGH 36, BLOCK 8,
LOTS 1 THROUGH 8, BLOCK 9,
BLOCK 10,
LOTS 1 THROUGH 28, BLOCK 11,
LOTS 1 THROUGH 28, BLOCK 12,
LOTS 1 THROUGH 28, BLOCK 13,
LOTS 1 THROUGH 28, BLOCK 14,
LOTS 1 THROUGH 28, BLOCK 15,
LOTS 1 THROUGH 28, BLOCK 16,**

**LINCOLN ESTATES - UNIT NO. 4 A SUBDIVISION RECORDED NOVEMBER 6, 1974 IN
PLAT BOOK A, PAGE 108 AS FILE 55272, LINCOLN COUNTY, NEVADA.**

