

## DEED OF TRUST

THIS DEED OF TRUST, made this 16th day of May, 1966  
 by and between FRED J. STENTON and FLORENCE M. STENTON, husband and  
 wife, and KENNETH P. STENTON, an unmarried man, Truators,  
 California  
 and TITLE INSURANCE AND TRUST CO., a corporation organized and existing under and by  
 virtue of the laws of the State of ~~Florida~~, Trustee for JAMES G. MONCUR and MARGARET  
 B. MONCUR, husband and wife, Beneficiaries, as joint tenants and  
 not as tenants in common,

## WITNESSETH:

That Trustor does hereby grant, bargain, sell, convey and confirm unto Trustee in trust with power  
 of sale, all that certain property in the City of \_\_\_\_\_, County of Eureka  
 State of Nevada, more particularly described as follows:

The SE 1/4 of the SW 1/4 of Section 7; the SW 1/4  
 of the SE 1/4 of Section 7; the E 1/2 of the NW 1/4  
 of Section 18; the W 1/2 of the NE 1/4 of Section 18;  
 the NE 1/4 of the SW 1/4 of Section 18; and the  
 NW 1/4 of the SE 1/4 of Section 18, all in Township  
 22 North, Range 54 East, M.D.B. & M.

AND, ALSO, all the estate, interest, homestead or other claim, as well in law as in equity, which  
 said Trustor now has or may hereafter acquire in and to said property, together with all easements  
 and rights of way used in connection therewith or as a means of access thereto, and all and singular the  
 tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and the  
 reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the same unto the said Trustee and its successors, for the purpose  
 of securing:

Payment of an indebtedness in the sum of \$ 42,500.00, evidenced by a promissory note  
 of even date herewith, with interest thereon, according to the terms of said note, which note by  
 reference is hereby made a part hereof, executed by Trustor and delivered to Beneficiary, and payable  
 to the order of Beneficiary, and any and all extensions or renewals thereof; payment of such additional  
 sums with interest thereon, as may be hereafter loaned by the Beneficiary to Trustor when evidenced by  
 the promissory note or notes of Trustor; payment of all other sums with interest thereon becoming  
 due or payable under the provisions hereof to either Trustee or to Beneficiary, and the performance and  
 discharge of each and every obligation, covenant and agreement of Trustor herein contained.

## AND THIS INDENTURE FURTHER WITNESSETH:

FIRST: Trustor promises and agrees to pay when due all claims for labor performed and  
 materials furnished for any construction, alteration or repair upon the above described premises; to  
 comply with all laws affecting said property or relating to any alterations or improvements that may  
 be made thereon; not to commit or permit waste thereon, not to commit, suffer or permit any acts  
 upon said property in violation of any law, covenant, condition or restriction affecting said property.

SECOND: Trustor agrees to provide, maintain and deliver to Beneficiary fire, and if required,  
 other insurance, including extended coverage, insuring any and all improvements upon said premises in  
 a company satisfactory to and with loss payable to Beneficiary and Trustor, as their respective interests  
 may appear, and in default thereof, Beneficiary may procure such insurance and may pay and expend  
 for premiums for such insurance such sums of money as Beneficiary may deem necessary. Said insurance  
 shall be in an amount not less than \$ none.

THIRD: The following covenants Nos. 1, 3, 4 (interest 10%), 5, 6, 7 (counsel fees 10%), 8 and 9 of Nevada Revised Statutes 107.030, are hereby adopted and made a part of this deed of trust.

FOURTH: Trustor agrees to pay any deficiency arising from any cause after application of the proceeds of the sale held in accordance with the provisions of the covenants hereinabove adopted by reference.

FIFTH: The rights and remedies hereby granted shall not exclude any other rights or remedies granted by law, and all rights and remedies granted hereunder or permitted by law shall be concurrent and cumulative.

SIXTH: All the provisions of this instrument shall inure to, apply to and bind the heirs, executors, successors and assigns of Beneficiary and shall inure to, apply to and bind the legal representatives, successors and assigns of each of the other parties hereto, respectively. Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall include all other genders.

SEVENTH: Trustor hereby assigns to the Trustee any and all rents of the above described premises and hereby authorizes Trustee, without waiving or affecting the right of foreclosure or any other right hereunder, to take possession of the premises at any time after there is a default in the payments of said debt or in the performance of any of the obligations herein contained, and to rent the premises for the account of Trustor.

EIGHTH: It is hereby expressly agreed that the trust created hereby is irrevocable by Trustor.

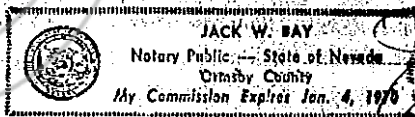
IN WITNESS WHEREOF, Trustors have executed this Deed of Trust the day and year first above written.

*Fred J. Stenton*  
Fred J. Stenton  
*Florence M. Stenton*  
Florence M. Stenton  
*Kenneth P. Stenton*  
Kenneth P. Stenton

STATE OF *Nevada* } ss.  
County of *Ormsby*

On this *16th* day of *MAY*, 1966, personally appeared before me, a Notary Public in and for said county and state, *Fred J. Stenton, Florence M. Stenton and Kenneth P. Stenton* known to me to be the person *s* described in and who executed the foregoing instrument, and *they*, and each of them, duly acknowledged to me that *they* executed the same freely and voluntarily and for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal at my office the day and year in this certificate first above written.



*Jack W. Bay*  
Notary Public.

DOCUMENT No. 42065

Filed for record at the request of Title Insurance & Trust Co.

on May 23, 1966 at 11 minutes past 8 o'clock A. M.

Recorded in Book 10 of Records Page 526-527 Records of Eureka

County, Nevada.

*William A. Nat Paul*  
County Recorder

FEE: \$ 5.35

By \_\_\_\_\_ Deputy.