

DEED OF TRUST

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3 THIS DEED OF TRUST, made this 25th day of May, 1967, by and be-
4 tween JOSEPH W. TSCHESCHKE, hereinafter referred to as GRANTOR, the
5 Eureka Branch of the FIRST NATIONAL BANK OF NEVADA, hereinafter referred
6 to as TRUSTEE, and WILLIAM EARL POLLARD and LOIS L. POLLARD, here-
7 inafter referred to as BENEFICIARIES,
8

WITNESSETH:

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11 That Grantor irrevocably grants, transfers, and assigns to Trustee in
12 trust, with power of sale, that property situate in Eureka County, Nevada, de-
13 scribed as:
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15 The Southwest quarter (SW $\frac{1}{4}$), and the South one-half
16 (S $\frac{1}{2}$) of the Northwest quarter (NW $\frac{1}{4}$), of Section Eight
17 (8), Township Twenty-two North (T22N), Range Fifty-
four East (R54E), M. D. B. & M., Nevada, together
with all improvements thereon situate;

18 TOGETHER WITH all other rights of every kind and
19 nature, however evidenced, to the use of water, ditches,
20 and other accessories utilized for the irrigation or drain-
21 age of said premises, including the water rights now
appurtenant to said premises under Application for
22 Permit to Appropriate the Public Waters of the State of
Nevada, bearing Serial No _____
23 now on file and of record in the Office of the State Eng-
ineer at Carson City, Nevada, reference thereto being
made for greater certainty and particularity;

24 TOGETHER WITH the rents, issues and profits thereof, reserving the right to
25 collect and use the same except during continuance of some default hereunder
26 and during continuance of such default authorizing Beneficiaries to collect and
27 enforce the same by any lawful means in the name of any party hereto.
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29 For the purpose of securing: 1. Performance of each agreement of
30 Grantor incorporated by reference or contained herein. 2. Payment of the
31 indebtedness evidenced by one promissory note of even date herewith, and any
32

1 extension or renewal thereof, in the principal sum of THIRTEEN THOUSAND
2 DOLLARS (\$13,000.00), executed by Grantor in favor of Beneficiaries or order.

3 TO HAVE AND TO HOLD the same unto the Trustee, as herein provided.

4 In and upon the uses and trusts, hereinafter declared to-wit:

5 First - To permit the grantor to possess and enjoy said described prem-
6 ises and to receive the issues and profits thereof until default be made in the pay-
7 ment of any indebtedness hereby secured or in the performance of any of the cov-
8 enants herein provided; and upon the full payment of said note and of any exten-
9 sions or renewals thereof, and the interest thereon, and all other proper costs,
10 charges, commissions, and expenses, to release and reconvey in fee unto and
11 at the cost of the Grantor, the said described land and premises.
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13 Second - Upon a default in the payment of any indebtedness hereby secured
14 or in the performance of any of the terms or conditions hereof, the Trustee shall
15 have power, in strict accordance with the applicable laws of this State, and it
16 shall be his duty thereafter to sell, at public auction, for cash, in one parcel, at
17 such time and place and after such previous public advertisement as required by
18 statute.
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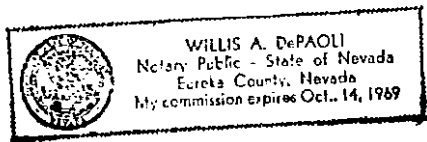
20 Third - The beneficiaries or holders of the promissory note secured here-
21 by may bid and purchase at such sale. The beneficiaries may, after recording
22 a required notice of breach and election to sell, waive or withdraw the same or
23 any proceedings thereunder, and shall thereupon be restored to their former
24 position and have and enjoy the same rights as though such notice had not been
25 recorded.
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27 Fourth - The following covenants contained in Nevada Revised Statutes,
28 Section 107.030, hereby are adopted and incorporated herein and made a part
29 hereof as fully as though set forth herein at length:
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31 Covenant No. 7 (6%)
32

1 STATE OF NEVADA)
2) ss.
3 COUNTY OF EUREKA.)

4 On the 25 day of May, 1967, before me, the undersigned, a Notary
5 Public in and for said County and State, personally appeared, JOSEPH W.
6 TSCHESCHKE, known to me to be the person described in and who executed the
7 foregoing instrument, who acknowledged to me that he executed the same freely
8 and voluntarily and for the uses and purposes therein mentioned.



Willis A. DePaoli
Notary Public.

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11602
File No. _____
RECORDED AT THE REQUEST OF
Wm. Earl Pollard
May 25 _____ A. D. 19 67.
at 31 minutes past 4 P. M.
in Book 19 of OFFICIAL RECORDS
Page 31-34 Records of
EUREKA COUNTY, NEVADA
Willis A. DePaoli
Recorder
Fee \$4.65