

Order No. _____

Escrow No. LV-688926-JV

When Recorded Mail To: SONIA S. WALKER 121257
4105 Casa Blanca Drive
Reno, Nevada 89502

Space above this line for recorder's use

DEED OF TRUST WITH ASSIGNMENT OF RENTS

THIS DEED OF TRUST, made this 12th day of October, 1988 between

CRESCENT VALLEY DEVELOPMENT CORPORATION, TRUSTOR,
whose address is 7225 Fury Lane Las Vegas Nevada 89128
(Number and Street) (City) (State)
FIRST AMERICAN TITLE COMPANY OF NEVADA, a Nevada corporation, TRUSTEE, and
SONIA S. WALKER, an unmarried man, BENEFICIARY,

WITNESSETH: That Trustor grants to Trustee in trust, with power of sale, that property in the
County of EUREKA, State of NEVADA described as:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART OF BY THIS
REFERENCE FOR COMPLETE LEGAL DESCRIPTION

THIS IS A PURCHASE MONEY DEED OF TRUST FOR A PORTION
OF THE PURCHASE PRICE OF THE ABOVE REFERENCED PROPERTY

Together with the rents, issues and profits thereof, subject, however, to the right, power and authority hereinafter given to and conferred upon Beneficiary to
collect and apply such rents, issues and profits.

For the purpose of securing (1) payment of the sum of \$ 300,000.00 with interest thereon according to the terms of a promissory
note or notes of even date herewith made by Trustor, payable to order of Beneficiary, and all extensions or renewals thereof; and (2) the performance of each agree-
ment of Trustor incorporated herein by reference or contained herein; (3) payment of additional sums and interest thereon which may hereafter be loaned to Trustor,
or to his successors or assigns, when evidenced by a promissory note or notes reciting that they are secured by this Deed of Trust.

To protect the security of this Deed of Trust, and with respect to the property above described, Trustor expressly makes each and all of the agreements, and
adopts and agrees to perform and be bound by each and all of the terms and provisions set forth in subdivision A, and it is mutually agreed that each and all of the
terms and provisions set forth in subdivision B of the fictitious Deed of Trust recorded in the office of each County Recorder in the State of Nevada on January 30,
1968, in the book and at the page thereof, or under the document or file number, noted below opposite the name of such county, namely:

COUNTY	BOOK	PAGE	DOC. NO.	COUNTY	BOOK	PAGE	DOC. No.
Churchill	39 Mortgages	363	115384	Lincoln	37 Off. Rec.	341	45802
Clark	850 Off. Rec.		682747	Lyon	11 Off. Rec.	120	100861
Douglas	57 Off. Rec.	115	40060	Mineral	105 Off. Rec.	107	89073
Elko	92 Off. Rec.	652	35747	Nye	72 Off. Rec.	937	04823
Esmeralda	3-X Deeds	195	35922	Ormsby	11 Off. Rec.	248	32867
Eureka	22 Off. Rec.	138	45841	Parshing	"S" Mortgages	206	66107
Humboldt	28 Off. Rec.	124	131075	Storey	303 Off. Rec.	517	31506
Lander	24 Off. Rec.	168	60782	Washoe	295 R. E. Records	258	107192
				White Pine			

shall inure to and bind the parties hereto, with respect to the property above described. Said agreements, terms and provisions contained in said subdivision A and B,
(identical in all counties, and printed on the reverse side hereof) are by the within reference thereto, incorporated herein and made a part of this Deed of Trust for
all purposes as fully as if set forth at length herein, and Beneficiary may charge for a statement regarding the obligation secured hereby, provided the charge therefor
does not exceed a reasonable amount.

The undersigned Trustor requests that a copy of any notice of default and any notice of sale hereunder be
mailed to him at his address above set forth.

STATE OF NEVADA)
County of Clark) ss.

On October 19, 1988
personally appeared before me, a Notary Public,
GORDON V. RUFF
THOMAS M. O'BRIEN

Signature of Trustor

CRESCENT VALLEY DEVELOPMENT
CORPORATION

BY Gordon V. Ruff
GORDON V. RUFF

BY Thomas M. O'Brien
THOMAS M. O'BRIEN

who acknowledged that they executed the above
instrument.

J. Smith Notary Public



NOTARY PUBLIC
STATE OF NEVADA
County of Clark
JEANETTE L. VERGA

BOOK 189 PAGES 10781 (9/71)

My Comm. Expires Feb. 10, 1992

EXHIBIT "A"

DESCRIPTION

All that certain lot, piece or parcel of land situate in the County of Eureka, State of Nevada more particularly described as follows:

EXHIBIT 1: First 100 lots: Walker-Villa Subdivision, Crescent Valley, Nevada.

All of - Blocks 2,3,6,7,10,11,18,
Block 19 lots 1,2,3,10,11,12,
Block 26 lots 1,2,3,4,7,8,9,10,
Block 27 lots 1,2,3,4,7,8,9,10.

As shown on the plat of WALKER VILLA SUBDIVISION filed in the office of the County Recorder of Eureka County, Nevada, on August 5, 1963, File #38630.

EXCEPTING THEREFROM, all petroleum, oil, natural gas and products derived therefrom reserved by SOUTHERN PACIFIC LAND COMPANY by deed recorded September 24, 1951 in Book 24 of Deeds at Page 168, Eureka County, Nevada, records.

EXHIBIT "A"

WELL LOT

TOGETHER WITH an undivided 1/5 interest in and to the following described lands, together with the rights to use the water well located thereon and the water therefrom for the use and benefit of the 100 Lots in Walker Villa Subdivision described on page 1 of Exhibit "A" herein.

The well mentioned herein was created for the mutual use and benefit of the owner/and or owners of all the Lots in Walker Villa Subdivision.

A fractional portion of the Southwest 1/4 of Section 9, Township 29 North, Range 48 East, M.D.B. & M. being more particularly described as follows:

Beginning at the Southwest corner of Lot 6 in Block 26 as shown on the map of Walker Villa Subdivision filed in the office of the County Recorder of Eureka County, Nevada on August 5, 1963, File No. 38630; thence East 208.28 feet along the South line of Lots 6 and 5 in Block 26 to the Southeast corner of Lot 5; thence South 290.00 feet along the West line of Lot 7 in Block 26, the West end of South 2nd Street and the West line of Lot 4 in Block 27 to the Southwest corner of said Lot 4; thence West 204.87 feet along the Northernly line of Lots 6 and 5 in Block 27 to the Northwest corner of Lot 5; thence N.00°19' E. 290.00 feet along the East line of an un-named 30.0 foot Street to the point of beginning.

EXCEPTING THEREFROM, all petroleum, oil, natural gas and products derived therefrom reserved by SOUTHERN PACIFIC LAND COMPANY by deed recorded September 24, 1951 in Book 24 of Deeds at Page 168, Eureka County, Nevada records.

RECORDED AT THE REQUEST OF

BOOK 189 PAGE 510

First American Title

88 OCT 27 P1 21

OFFICIAL RECORDS
EUREKA COUNTY, NEVADA
M.N. REGAL C.T.L. RECORDER

FILE NO. FEE \$ 700

12:1257

Page 2

BOOK 189 PAGE 512