WHEN RECORDED, MAIL TO: **Sykes Family Trust** 2016 Oceanfront Del Mar, CA 92014

11556523 01/15/2013 01:15 PM \$14.00 Book - 10097 Pg - 9508-9510 GARY W. OTT RECORDER, SALT LAKE COUNTY, UTAH NICOLE PERKINS 170 S MAIN ST SLC UT 84101 BY: TMW DEPUTY - WI 3 P.

TRUST DEED

THIS TRUST DEED is made this 14 day of December, 2012, between EREALTY FUND, INC, whose address is P.O. Box 1444, Rancho Santa Fe, CA. 92067, and BACKMAN TITLE SERVICES LTD, as Trustee,* and W. David Sykes, Trustee of the Sykes Family Trust, dated February 1, 1994, as Beneficiary.

Trustor hereby CONVEYS AND WARRANTS TO TRUSTEE IN TRUST, WITH POWER OF SALE, the following described property situated in Salt Lake City, Utah:

SEE ATTACHED LEGAL DESCRIPTION.

Parcel No.: 24-27-202-002

Together with all buildings, fixtures and improvements thereon and all water rights, rights of way, easements, rents, issues, profits, income, tenements, hereditaments, privileges and appurtenances thereunto now or hereafter used or enjoyed with said property, or any part thereof;

FOR THE PURPOSE OF SECURING payment of the indebtedness evidenced by a promissory note of even date herewith, in the principal sum of undisclosed as set forth in the Note, payable to the order of Beneficiary at the times, in the manner and with interest as therein set forth, and payment of any sums expended or advanced by Beneficiary to protect the security hereof.

Trustor agrees to pay all taxes and assessments on the above property, to pay all charges and assessments on water or water stock used on or with said property, not to commit waste, to maintain adequate fire insurance on improvements on said property, to pay all costs and expenses of collection (including Trustee's and attorney's fees in event of default in payment of the indebtedness secured hereby and to pay reasonable Trustee's fees for any of the services performed by Trustee hereunder, including a reconveyance hereof.

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

> EREALTY FUND, INC. By. Ed Bushor Its: President

Filmed as Received (Co. Recorder)

STATE OF	Utah	_)		NICOLE C. BORBA Notary Public State of Utal My Commission Expires on November 19, 2016 Comm. Number: 660823	
County of	Salt Lake)) to wit:	3 *		

The for	egoing instrument wa	s achnowledged before	re me this	14	day of	December, 2012	
By Ed B	ushor						
the Presi	dent,			of	EREALTY FUNI	D, INC.	
\	1/1/12	1/		-		``	
\ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \	NU V XX	401			_	`,	
NOTARY P	ÜBNE						

Trust Deed Short Form Attached Legal

LEGAL DESCRIPTION

COM 19.84 CHS W & S 23-22' W 179.05 FT & S 29-08' W 442.35 FT FR NE COR SEC 27 T 2S R 3E SL MER S 48-17' E 75 FT S 29-08' W 172.35 FT N 48-17' W 75 FT N 29-08' E 172.35 FT TO BEG 0.25 AC 5495-0356 5710-2285 7695-2294 8967-0376 8963-5980

Parcel No.: 24-27-202-002

Commission Expires:	11.19.14
Residing at:	SLC