

Gary W. Nielsen
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ASSIGNMENT OF TRUST DEED

FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, WHALE INVESTMENTS, LTD., a Turks and Caicos company, hereby assigns, transfers and conveys unto TRIPLE NET INVESTMENTS, LTD., a Turks and Caicos company, all beneficial interest in and all rights accrued and to accrue under that certain Trust Deed With Assignment of Rents, dated as of December 5, 2002, made by LEGACY RANCHES, L.L.C., a Utah limited liability company, as Trustor, to Gary W. Nielsen, Attorney At Law, as Trustee, in favor of WHALE INVESTMENTS, LTD., a Turks and Caicos company, recorded on December 11, 2002, as Filing No. 60360, in Book N9, at Page 208, of Official Records in the Office of the Rich County Recorder, State of Utah, together with (i) the Promissory Note, dated as of December 5, 2002, in the original principal amount of \$1,750,000.00, described in and secured by said Trust Deed; (ii) all other Indebtedness secured by said Trust Deed (as defined therein); and (iii) the other Loan Documents described and referred to in that certain Commercial Loan Agreement, dated as of December 5, 2002, between said Beneficiary, as Lender, and said Trustor, as Borrower, and the other parties named therein as Guarantors; which Trust Deed encumbers the real property situated in said County, as set forth in the Legal Description annexed hereto as Exhibit "A."

Dated as of the 1st day of July, 2004.

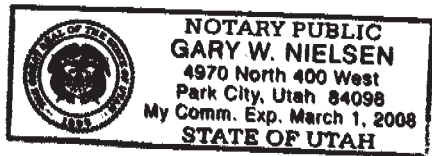
WHALE INVESTMENTS, LTD., a Turks
and Caicos company

Recorded SEP 28 2004 Filing No. 64411
At 2:17 AM/PM in Book V9 Page 1663
Fee 32.00 Debra L. Ames Rich County Recorder
Requested by Mt. View Title

By 
Jules Fleischer, President

STATE OF UTAH)
): ss.
SUMMIT COUNTY)

On the 1st day of July, 2004, personally appeared before me JULES FLEISCHER, whose identity is personally known to me (or proved to me on the basis of satisfactory evidence), and who by me duly sworn, did say that he is the President of WHALE INVESTMENTS, LTD., a Turks and Caicos company, and that the foregoing instrument was signed by him in his capacity as President of said corporation, and that said corporation signed said instrument by authority of its Articles of Incorporation and Bylaws and/or a Resolution of its Board of Directors, and said JULES FLEISCHER acknowledged to me that said corporation executed the foregoing instrument.



A handwritten signature in black ink, appearing to read "Gary W. Nielsen", written over a horizontal line.

NOTARY PUBLIC

EXHIBIT "A"

Legal Description

RICH COUNTY, STATE OF UTAH:

PARCEL 1:

ALL OF SECTION 13, TOWNSHIP 9 NORTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN.

PARCEL 2:

EAST HALF OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER AND THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 24, TOWNSHIP 9 NORTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN.

PARCEL 3:

ALL OF SECTION 25, TOWNSHIP 9 NORTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN, LESS HIGHWAY ROAD RIGHT-OF-WAY.

PARCEL 4:

SOUTHEAST QUARTER OF SECTION 26, TOWNSHIP 9 NORTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN.

PARCEL 5:

PART OF SECTION 35, TOWNSHIP 9 NORTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN. ALL OF THE SOUTH HALF OF THE NORTHWEST QUARTER OF SAID SECTION 35 LYING NORTH OF HIGHWAY 39 AS SITUATED IN SAID NORTHWEST QUARTER. ALL OF THE NORTH HALF OF THE SOUTHEAST QUARTER OF SAID SECTION 35 LYING NORTH OF HIGHWAY 39 AS SITUATED IN SAID SOUTHEAST QUARTER. NORTHEAST QUARTER OF SAID SECTION 35, TOWNSHIP 9 NORTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN.

PARCEL 6:

PART OF SECTION 36, TOWNSHIP 9 NORTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN. ALL OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SAID SECTION 36. ALL OF THE EAST HALF OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SAID

SECTION 36. ALL OF THE NORTHWEST QUARTER OF SAID SECTION 36 LYING NORTH OF HIGHWAY 39 AS SITUATED IN SAID NORTHWEST QUARTER. ALL OF THE NORTHEAST QUARTER OF SAID SECTION 36, EXCEPTING THEREFROM THAT PORTION OF REAL PROPERTY CONVEYED TO NORTH DAVIS CABINET CORPORATION BY DEED RECORDED IN BOOK M9 AT PAGE 295 OF RECORDS OF RICH COUNTY. LESS HIGHWAY ROAD RIGHT-OF-WAY. (DEED IN M9-295 AS TO DESCRIPTION CORRECTED IN BOOK 49 AT PAGE 662)
PARCEL 8: AS ENTRY NUMBER 64410)

THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER AND THE NORTH HALF OF THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 9 NORTH, RANGE 4 EAST, SALT LAKE BASE AND MERIDIAN.

TAX SERIAL NOS.: 16-13-00-001; 16-24-00-001; 16-25-00-001;
16-26-00-005; 16-35-00-005; 16-35-00-007;
16-35-00-008; 16-35-00-005; AND 16-105-
0003.