

WHEN RECORDED, MAIL TO:  
D. Terry Anderton  
6120 South Jordan Canal Road  
Bennion, Utah 84118

7812409  
02/02/2001 10:07 AM 23.00  
Book - 8421 Pg - 1353-1354  
**BRADLEY A SNOW**  
CHIEF DEPUTY RECORDER, SL CO, UT  
RICHARD BRADLEY  
310 E 4500 S STE 500  
SLC UT 84107  
BY: SLH, DEPUTY - WI 2 P.

### Trust Deed

THIS TRUST DEED is made this 10th day of May, 2000, between Colonial Park Properties, Inc., a Utah Corporation as Trustor, at 6120 South Jordan Canal Road, Bennion, Utah 84118, First American Title, Trustee, and V.A. Properties, as Beneficiary.

7812409

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

THE PROPERTY IS MORE PARTICULARLY DESCRIBED ON EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

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 \$540,000.00, 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) 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 herein before set forth.

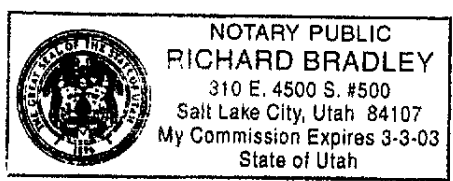
Colonial Park Properties, Inc.,  
a Utah Corporation

D. Terry Anderton  
Its: President

STATE OF UTAH            }  
  }  
COUNTY OF SALT LAKE    }

On this 10th day of May, 2000, personally appeared before me D. Terry Anderton, President of Colonial Park Properties, Inc., a Utah Corporation the signer of the foregoing instrument, who duly acknowledged to me that they executed the same.

[Signature]  
Notary Public



BK8421PG1353

EXHIBIT "A"

UNIT 5, COLONIAL PARK PLACE CONDOMINIUM  
PARCEL NO. 22-05-254-005-0000

UNIT 6, COLONIAL PARK PLACE CONDOMINIUM  
PARCEL NO. 22-05-254-006-0000

UNIT 7, COLONIAL PARK PLACE CONDOMINIUM  
PARCEL NO. 22-05-254-007-0000

UNIT 8, COLONIAL PARK PLACE CONDOMINIUM  
PARCEL NO. 22-05-254-008-0000

UNIT 9, COLONIAL PARK PLACE CONDOMINIUM  
PARCEL NO. 22-05-254-009-0000

UNIT 10, COLONIAL PARK PLACE CONDOMINIUM  
PARCEL NO. 22-05-254-010-0000

UNIT 11, COLONIAL PARK PLACE CONDOMINIUM  
PARCEL NO. 22-05-254-011-0000

UNIT 12, COLONIAL PARK PLACE CONDOMINIUM  
PARCEL NO. 22-05-254-012-0000

UNIT 13, COLONIAL PARK PLACE CONDOMINIUM  
PARCEL NO. 22-05-254-013-0000

UNIT 14, COLONIAL PARK PLACE CONDOMINIUM  
PARCEL NO. 22-05-254-014-0000

UNIT 15, COLONIAL PARK PLACE CONDOMINIUM  
PARCEL NO. 22-05-254-015-0000

UNIT 16, COLONIAL PARK PLACE CONDOMINIUM  
PARCEL NO. 22-05-254-016-0000

TOGETHER WITH ANY AND ALL INTERESTS IN THE COMMON AREA

BK8421PG1354