

Attachment 4

Deed of Trust with Assignment of Rents

RECORDING REQUESTED BY:
FIRST AMERICAN TITLE INSURANCE CO.

Order No.
Escrow No. 1407159
Loan No. 1406120

NO FEE PER
GOV. CODE 6103

95-045120

Rec Fee .00
A.R. .00

WHEN RECORDED MAIL TO:
County of Santa Barbara
Attn: D. C. McDermott,
Deputy County Counsel
105 East Anapamu Street
Santa Barbara, CA 93101

Recorded
Official Records
County of
Santa Barbara
Kenneth A Pettit
Recorder
8:00am 16-Aug-95

FATC BB 4

SPACE ABOVE THIS LINE FOR RECORDER'S USE

DEED OF TRUST WITH ASSIGNMENT OF RENTS
(SHORT FORM)

This DEED OF TRUST, made August 14, 1995, between
SANCTUARY HOUSE OF SANTA BARBARA, INC., a California nonprofit, public benefit
corporation, DBA SANCTUARY PSYCHIATRIC CENTERS OF SANTA BARBARA herein called TRUSTOR,
whose address is 222 W. Valerio Street, Santa Barbara, CA
(Number and Street) (City) (State)

FIRST AMERICAN TITLE INSURANCE COMPANY, a California corporation, herein called TRUSTEE, and
COUNTY OF SANTA BARBARA, A POLITICAL SUBDIVISION OF THE STATE OF CALIFORNIA
, herein called BENEFICIARY,

WITNESSETH: That Trustor grants to Trustee in trust, with power of sale, that property in the
City and Santa Barbara County of Santa Barbara, State of California, described as:
LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A"

This deed of trust is fourth and subordinate to the following deeds of trust
recorded concurrently: A deed of trust in the amount of \$1,371,000.00 in favor of
Santa Barbara Bank & Trust; a deed of trust in the amount of \$540,000.00 in favor of
Redevelopment Agency of the City of Santa Barbara; a deed of trust in the amount of
\$560,000.00 in favor of the City of Santa Barbara.

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 \$ 400,000.00 ----- 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 extensions or renewals thereof, (2) the
performance of each agreement of Trustor incorporated by reference or contained herein and (3) payment of additional sums
and interest thereon which may hereafter be loaned to Trustor, or 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 Orange County August 17, 1964, and in all other counties August 18, 1964, in the book

and at the page of Official Records in the office of the county recorder of the county where said property is located, noted below opposite the name of such county, namely:

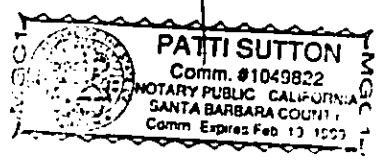
| COUNTY | BOOK | PAGE | COUNTY | BOOK | PAGE | COUNTY | BOOK | PAGE | COUNTY | BOOK | PAGE |
|--------------|------|--------|-------------|--------|------|-----------------|---------------------------------|------|------------|------|------|
| Alameda | 1288 | 556 | Kings | 858 | 713 | Placer | 1028 | 379 | Sierra | 38 | 187 |
| Alpine | 3 | 130-31 | Lake | 437 | 110 | Plumas | 166 | 1307 | Siskiyou | 506 | 762 |
| Amador | 133 | 438 | Lassen | 192 | 367 | Riverside | 3778 | 347 | Solano | 1287 | 621 |
| Butte | 1330 | 513 | Los Angeles | T-3878 | 874 | Sacramento | 5039 | 124 | Sonoma | 2067 | 427 |
| Calaveras | 185 | 338 | Madera | 911 | 136 | San Benito | 300 | 405 | Stanislaus | 1970 | 56 |
| Colusa | 323 | 391 | Marin | 1849 | 122 | San Bernardino | 6213 | 768 | Sutter | 655 | 585 |
| Contra Costa | 4684 | 1 | Mariposa | 90 | 453 | San Francisco | A-804 | 596 | Tehama | 457 | 183 |
| Del Norte | 101 | 549 | Mendocino | 667 | 99 | San Joaquin | 2855 | 283 | Trinity | 108 | 595 |
| El Dorado | 704 | 635 | Merced | 1660 | 753 | San Luis Obispo | 1311 | 137 | Tulare | 2530 | 108 |
| Fresno | 5052 | 623 | Modoc | 191 | 93 | San Mateo | 4778 | 175 | Tuolumne | 177 | 160 |
| Glenn | 469 | 76 | Mono | 69 | 302 | Santa Barbara | 2065 | 881 | Ventura | 2607 | 237 |
| Humboldt | 801 | 83 | Monterey | 357 | 239 | Santa Clara | 6626 | 664 | Yolo | 769 | 16 |
| Imperial | 1189 | 701 | Napa | 704 | 742 | Santa Cruz | 1638 | 607 | Yuba | 398 | 693 |
| Inyo | 165 | 672 | Nevada | 363 | 94 | Shasta | 800 | 633 | | | |
| Kern | 3756 | 690 | Orange | 7182 | 18 | San Diego | SERIES 5 Book 1964, Page 149774 | | | | |

shall inure to and bind the parties hereto, with respect to the property above described. Said agreements, terms and provisions contained in said subdivisions A and B, (identical in all counties, and printed on pages 3 and 4 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 the maximum allowed by law.

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 hereinbefore set forth.

STATE OF CALIFORNIA)
 COUNTY OF Santa Barbara) ss.
 On 8-15-95 before me,
 personally appeared Patti Sutton
Barry Schoer
 personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.
 WITNESS my hand and official seal.
 Signature [Signature]

Signature of Trustor
SANCTUARY HOUSE OF SANTA BARBARA, INC., a
California nonprofit, public benefit
corporation, DBA SANCTUARY PSYCHIATRIC
CENTERS OF SANTA BARBARA
 by: [Signature]
Barry Schoer, Executive Director



(This area for official notarial seal)

DESCRIPTION:

All that certain land situated in the City of Santa Barbara, County of Santa Barbara, State of California, described as follows:

Real property commonly known as 125 West Anapamu Street and 1136 De La Vina Street, Santa Barbara, California, more particularly described as follows:

That portion of Block 126 in the City of Santa Barbara, County of Santa Barbara, State of California, described as follows:

Beginning at the West corner of said block at the intersection of the Southeasterly line of Anapamu Street with the Northeasterly line of De La Vina Street, and running thence Southeasterly line of De La Vina Street 50 feet; thence at right angles and into said block Northeasterly 210 feet to the Southwesterly line of a 15 foot alley; thence at right angles Northwesterly along said line of said alley 50 feet to said Southeasterly line of Anapamu Street, and thence at right Southwesterly along said line of Anapamu Street 210 feet to the point of beginning.

DESCRIPTION:

All that certain land situated in the City of Santa Barbara, County of Santa Barbara, State of California, described as follows:

Real property commonly known as 115, 115A and 115B West Anapamu Street, Santa Barbara, California, more particularly described as follows:

Lot 7 as designated and shown on the plat or map and report filed in the Superior Court of said County of Santa Barbara in the Partition Suit of Eugene S. Upson Vs. Julia E. Van Slyke, et ux., August 18, 1898, the final decree of partition in said suit being rendered August 31, 1898, and a copy thereof filed in the office of the County Recorder of said Santa Barbara County on the 31st day of August 1898, and recorded in Book 65 of Deeds, Page 132, said Lot 7 being particularly described as follows:

Commencing at a point marked by an iron pin driven into the ground on the Southeasterly line of Anapamu Street 170 feet Southwesterly from the North corner of Block 126 as per Official Map of the City of Santa Barbara, California, at the West corner of a 15 foot alley, and running thence Southwesterly along the said line of Anapamu Street 55 feet to an iron pin driven into the ground, thence at a right angle Southeasterly along the line of another 15 foot alley into said block 200 feet to an iron pipe driven into the ground, thence at right angles Northeasterly 55 feet to an iron pipe driven into the ground and the Southwesterly line of said first mentioned 15 foot alley, thence at a right angle Northwesterly along the Southwesterly line of said alley 200 feet to the place of beginning.