

LEASE AND AGREEMENT
(Short Form)

KNOW ALL MEN BY THESE PRESENTS:

That DOMINICK G. STOCCKETTI, MYRTLE MARIE STOCCKETTI, ROBERT L. STOCCKETTI, BEVERLY STOCCKETTI, JOHN STOCCKETTI JR. & SHIRLEY STOCCKETTI, as Lessors, do hereby lease to AMERICAN THERMAL RESOURCES, INC., a corporation, as Lessee, pursuant to all of the terms and conditions of that certain Lease and Agreement, between the parties hereto, bearing the date hereof, the land situated in the County of Eureka and Lander, State of Nevada, described in Exhibit "A" attached hereto and made a part hereof, with the sole and exclusive right to Lessee to explore for (by such methods as it may desire), drill for, produce, extract, take and remove therefrom and to sell steam, thermal energy and hot water and extractable minerals from, and to store, utilize, process, convert and otherwise treat such steam, thermal energy and hot water upon said land, and to extract any extractable minerals therefrom and from said land, during the term hereof, with the right of entry thereon and use and occupancy thereof at all times from said purposes and the furtherance thereof.

The term of this Lease and Agreement is for a period of Fifteen (15) Months ~~XXXX~~ commencing ninety (90) days after the date hereof and so long thereafter as lease substances, or any of them, are derived or produced in commercial quantities from the lease land or lands pooled or combined therewith and for so long, as well, as Lessee is prevented from producing same, or the obligations of Lessee are suspended, for the causes as set forth in said Lease and Agreement.

Said Lease and Agreement is incorporated herein and made a part hereof in all respects as though fully set forth herein. Reference is made hereby to executed copies of said Lease and Agreement in possession of Lessor and Lessee, respectively.

Dated this 1st day of February, 19 72.

Dominick G. Stocchetti
DOMINICK G. STOCCKETTI

Myrtle Marie Stocchetti
MYRTLE MARIE STOCCKETTI

Robert L. Stocchetti
ROBERT L. STOCCKETTI

Beverly Stocchetti
BEVERLY STOCCKETTI

AMERICAN THERMAL RESOURCES, INC.

By [Signature]
President

By [Signature]
Secretary

[Signature]
JOHN STOCCKETTI, JR. LESSEE

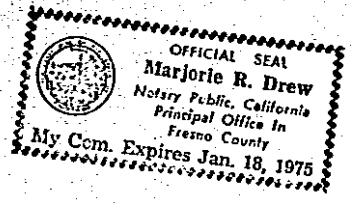
[Signature]
SHIRLEY STOCCKETTI

LESSOR

STATE OF California)
COUNTY OF Fresno) SS.

On February 1st, 1972 before me, the undersigned, a Notary Public personally appeared Dominick Stocchetti, Myrtle Marie Stocchetti; Robert L. Stocchetti and Beverly Stocchetti known to me to be the person s whose name s are subscribed to the within instrument and acknowledged that they executed the same.

WITNESS my hand and official seal.

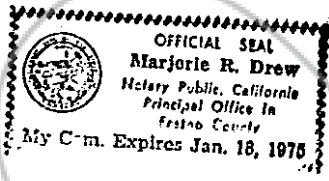


Marjorie R. Drew
Notary Public

STATE OF California)
COUNTY OF Fresno) SS.

On February 1st, 1972 before me, the undersigned, a Notary Public personally appeared ~~John Stocchetti, Jr. and Shirley Stocchetti~~ John Stocchetti, Jr. and Shirley Stocchetti known to me to be the person s whose name s are subscribed to the within instrument and acknowledged that they executed the same.

WITNESS my hand and official seal.

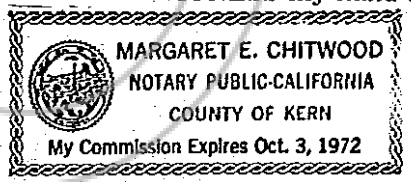


Marjorie R. Drew
Notary Public

STATE OF CALIFORNIA)
COUNTY OF KERN) SS.

On February 14, 1972, before me, the undersigned, a Notary Public, personally appeared ROY PARODI, known to me to be the President, and LYN SHARLAND, known to me to be the Assistant Secretary of AMERICAN THERMAL RESOURCES, INC., the corporation that executed the within instrument, known to me to be the persons who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to its by-laws or a resolution of its board of directors.

WITNESS my hand and official seal.



Margaret E. Chitwood

EXHIBIT "A"

The land which is the subject of the herein Lease and Agreement is that certain land situated in the County of Eureka and Lander, State of Nevada, more particularly described as follows, to-wit:

Township 31 North, Range 48 East, M.D.B. & M.

Section 5: W/2 SW/4
Section 7: SE/4 SE/4

Containing 120 acres, more or less.

RECORDED AT REQUEST OF

American Thermal Resources, Inc.

March 24, 1972 AT 11:30 A.M.

BOOK 108 OFFICIAL RECORDS PAGE 554
OF LANDER COUNTY, NEVADA

RECORDED AT THE REQUEST OF American Thermal Resources, Inc.
on March 24, 1972 at 30 mins. past 1 P. M. In
Book 42 of OFFICIAL RECORDS, page 121-123 RECORDS OF
EUREKA COUNTY, NEVADA. Willis C. McFarland Recorder.
File No. 55876 Fee \$ 5.00

FEE PAID 5.00

FILE NO. 70683 Joy K. Brandt
DEPUTY COUNTY RECORDER

Including, unless specifically excepted herein, all the land and interests therein owned by Lessor situated in Section _____, Township _____, Range _____, County of _____, State of _____.

SUBJECT TO: All encumbrances, covenants, conditions, rights of way and rights of record.