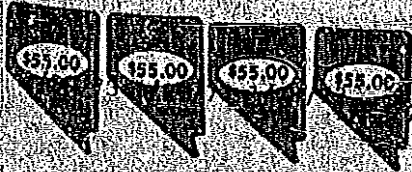


57026

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made and entered into this 2nd day of January, 1973, by and between LIBERTY LIVESTOCK, a co-partnership consisting of J. H. SEWELL and MOLLIE S. SEWELL, his wife, and THOMAS H. GALLAGHER and DOROTHY S. GALLAGHER, his wife, of the City of Elko, County of Elko, State of Nevada, First Parties; and DIAMOND LAND AND CATTLE, a co-partnership consisting of THOMAS H. GALLAGHER and DOROTHY S. GALLAGHER, his wife, and CHARLES DAMELE and R. D. DAMELE and G. W. GARRETT, of the same place, Second Parties:

W I T N E S S E T H:

That the said First Parties, for and in consideration of the sum of TEN DOLLARS, (\$10.00), lawful, current money of the United States of America, to them in hand paid by the said Second Parties, the receipt whereof is hereby acknowledged, do by these presents grant, bargain, sell, convey and confirm unto the said Second Parties and to the successors and assigns of the said Second Parties, all that certain real property situate, lying and being in the County of Eureka, State of Nevada, more particularly described as follows:

See Exhibit A attached hereto and incorporated herein by reference.

TO HAVE AND TO HOLD, all and singular, the said premises, together with the appurtenances, unto the said Second Parties and to the successors and assigns of said Second Parties forever.

IN WITNESS WHEREOF, the said First Parties have hereunto
set their hands as of the day and year first hereinabove written.

LIBERTY LIVESTOCK, a co-partnership:

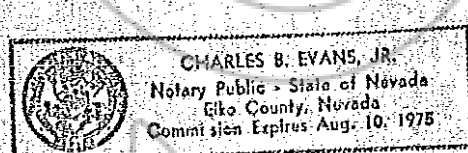
J. H. Sewell
by *Dorothy S. Gallagher*
J. H. SEWELL Attorney in Fact THOMAS H. GALLAGHER

Mollie S. Sewell
by *Dorothy S. Gallagher*
MOLLIE S. SEWELL Attorney in Fact DOROTHY S. GALLAGHER

STATE OF NEVADA,)
SS
COUNTY OF ELKO.)

On January 2, 1973, personally appeared
before me, a Notary Public, J. H. SEWELL, MOLLIE S. SEWELL,
THOMAS H. GALLAGHER and DOROTHY S. GALLAGHER, who acknowledged
to me that they executed the foregoing instrument.

Charles B. Evans, Jr.
NOTARY PUBLIC



STATE OF NEVADA,)
 SS
COUNTY OF ELKO,)

On this 2nd day of January, 1973, personally appeared before me, a notary public, in and for Elko County, DOROTHY S. GALLAGHER, known to me to be the person whose name is subscribed to the within instrument as the attorney in fact of J. H. SEWELL and MOLLIE S. SEWELL, and acknowledged to me that she subscribed the name of J. H. SEWELL and MOLLIE S. SEWELL thereto as principal, and her own name as attorney in fact, freely and voluntarily and for the uses and purposes therein mentioned.


NOTARY PUBLIC

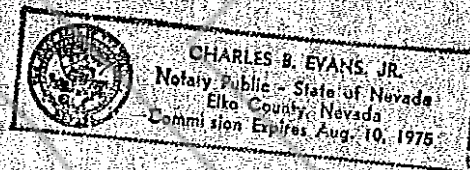


EXHIBIT A

DESCRIPTION

of those certain lots, pieces or parcels of land situate in the County of Eureka, State of Nevada, particularly described as follows, to wit:

PARCEL 1

TOWNSHIP 23 $\frac{1}{2}$ NORTH, RANGE 49 EAST, M.D.B.&M.

Section 1: Lot 3

TOWNSHIP 24 NORTH, RANGE 49 EAST, M.D.B.&M.

Section 9: N $\frac{1}{2}$ NW $\frac{1}{4}$; SE $\frac{1}{4}$ NW $\frac{1}{4}$; SW $\frac{1}{4}$ NE $\frac{1}{4}$.

Section 10: SE $\frac{1}{4}$ SW $\frac{1}{4}$; SW $\frac{1}{4}$ SE $\frac{1}{4}$;

Section 12: SW $\frac{1}{4}$ SE $\frac{1}{4}$; NE $\frac{1}{4}$ SE $\frac{1}{4}$;

Section 13: NE $\frac{1}{4}$ NW $\frac{1}{4}$; SW $\frac{1}{4}$ NW $\frac{1}{4}$; NW $\frac{1}{4}$ SW $\frac{1}{4}$.

Section 14: SE $\frac{1}{4}$ SE $\frac{1}{4}$

Section 15: N $\frac{1}{2}$ NW $\frac{1}{4}$.

Section 23: NE $\frac{1}{4}$ NE $\frac{1}{4}$; SW $\frac{1}{4}$ NE $\frac{1}{4}$; W $\frac{1}{2}$ SE $\frac{1}{4}$.

Section 26: W $\frac{1}{2}$ E $\frac{1}{2}$; NE $\frac{1}{4}$ NW $\frac{1}{4}$.

Section 35: E $\frac{1}{2}$ W $\frac{1}{2}$.

TOWNSHIP 24 NORTH, RANGE 50 EAST, M.D.B.&M.

Section 2: Lot 3, SE $\frac{1}{4}$ NW $\frac{1}{4}$.

Section 7: Lot 2,

TOWNSHIP 25 NORTH, RANGE 50 EAST, M.D.B.&M.

Section 24: SE $\frac{1}{4}$ NW $\frac{1}{4}$; NW $\frac{1}{4}$ SW $\frac{1}{4}$.

Section 25: S $\frac{1}{2}$ SW $\frac{1}{4}$; SE $\frac{1}{4}$

Section 28: W $\frac{1}{2}$ NE $\frac{1}{4}$; SE $\frac{1}{4}$ NW $\frac{1}{4}$; S $\frac{1}{2}$ SW $\frac{1}{4}$.

Section 32: SE $\frac{1}{4}$ NE $\frac{1}{4}$.

Section 33: NW $\frac{1}{4}$ NW $\frac{1}{4}$

Section 35: E $\frac{1}{2}$ NE $\frac{1}{4}$; SW $\frac{1}{4}$ NE $\frac{1}{4}$; E $\frac{1}{2}$ SW $\frac{1}{4}$; SE $\frac{1}{4}$.

Section 36: NW $\frac{1}{4}$ NE $\frac{1}{4}$; NW $\frac{1}{2}$; NW $\frac{1}{4}$ SW $\frac{1}{4}$.

TOWNSHIP 26 NORTH, RANGE 50 EAST, M.D.B.&M.

Section 1: SE $\frac{1}{4}$ NE $\frac{1}{4}$; W $\frac{1}{2}$ SW $\frac{1}{4}$; E $\frac{1}{2}$ SE $\frac{1}{4}$.

Section 11: NE $\frac{1}{4}$ NE $\frac{1}{4}$.

Section 12: E $\frac{1}{2}$ NE $\frac{1}{4}$; NE $\frac{1}{4}$ SE $\frac{1}{4}$.

Section 24: E $\frac{1}{2}$ SE $\frac{1}{4}$.

PARCEL NO. I. CONTINUED:

TOWNSHIP 25 NORTH, RANGE 51 EAST, M.D.B.&M.

Section 6: Lots 3, 4, 5, 6 and 7; SE $\frac{1}{2}$ NW $\frac{1}{2}$; E $\frac{1}{2}$ SW $\frac{1}{2}$.
Section 7: E $\frac{1}{2}$ NW $\frac{1}{2}$.
Section 19: SE $\frac{1}{2}$ SW $\frac{1}{2}$.
Section 30: NW $\frac{1}{2}$ NE $\frac{1}{2}$; E $\frac{1}{2}$ NW $\frac{1}{2}$; Lots 2 and 3.
Section 35: N $\frac{1}{2}$ NW $\frac{1}{2}$.

TOWNSHIP 26 NORTH, RANGE 51 EAST, M.D.B.&M.

Section 6: Lots 3, 4, 5, 6 and 7: SE $\frac{1}{2}$ NW $\frac{1}{2}$; E $\frac{1}{2}$ SW $\frac{1}{2}$.
Section 7: Lots 1, 2, 3 and 4.
Section 18: Lots 1, 2, 3 and 4.
Section 19: Lots 1, 2, 3 and 4.
Section 30: Lots 1, 2, 3 and 4; E $\frac{1}{2}$ SW $\frac{1}{2}$.
Section 31: NW $\frac{1}{2}$ NE $\frac{1}{2}$; E $\frac{1}{2}$ W $\frac{1}{2}$; Lot 4; SW $\frac{1}{2}$ SE $\frac{1}{2}$.

TOWNSHIP 27 NORTH, RANGE 51 EAST, M.D.B.&M.

Section 30: S $\frac{1}{2}$ NE $\frac{1}{2}$; Lot 4; E $\frac{1}{2}$ SW $\frac{1}{2}$; N $\frac{1}{2}$ SE $\frac{1}{2}$.
Section 31: Lot 1.

PARCEL NO. II

TOWNSHIP 24 NORTH, RANGE 50 EAST, M.D.B.&M.

Section 20: W $\frac{1}{2}$ SW $\frac{1}{2}$.
Section 30: N $\frac{1}{2}$ NE $\frac{1}{2}$; NE $\frac{1}{2}$ NW $\frac{1}{2}$; Lot 1 (NW $\frac{1}{2}$ NW $\frac{1}{2}$).

TOWNSHIP 25 NORTH, RANGE 50 EAST, M.D.B.&M.

Section 32: NE $\frac{1}{2}$ SE $\frac{1}{2}$; SW $\frac{1}{2}$ SE $\frac{1}{2}$.

EXCEPTING, THEREFROM, all mines of gold, silver, copper, lead, cinnabar and other valuable minerals which may exist in said tract, including all gas, coal, oil and oil shales as reserved in Deeds conveying above parcels to TESSIE DAMELE, et al., executed by RUBY LAND CORPORATION, as recorded August 24, 1951 in Book 24 of Deeds at page 157; by HOMER D. TUTTLE and GLENDORA TUTTLE, as recorded August 22, 1951 in Book 24 of Deeds at page 158; and by FRANK D. CARROLL and HINA J. CARROLL, as recorded August 24, 1951 in Book 24 of Deeds at page 161, all Eureka County, Nevada, Records.

PARCEL NO. III

TOWNSHIP 24 NORTH, RANGE 50 EAST, M.D.B.&M.

Section 14: SW $\frac{1}{2}$ NE $\frac{1}{2}$; SE $\frac{1}{2}$ NW $\frac{1}{2}$; SW $\frac{1}{2}$; W $\frac{1}{2}$ SE $\frac{1}{2}$.
Section 22: NE $\frac{1}{2}$.
Section 23: NW $\frac{1}{2}$.

PARCEL NO. III CONTINUED:

EXCEPTING THEREFROM, a one-fourth interest in all minerals as reserved in Deed dated October 20, 1960, executed by JEAN SALLABERRY, et al, to CHARLES DAMELE, et al, recorded October 26, 1960 in Book 25 of Deeds at page 467, Eureka County, Nevada, Records.

PARCEL IV

TOWNSHIP 21 NORTH, RANGE 53 EAST, M.D.B.&M.

Section 20: $W\frac{1}{2}$.
Section 29: $N\frac{1}{2}$.

PARCEL V

TOWNSHIP 21 NORTH, RANGE 53, EAST, M.D.B.&M.

Section 20: $E\frac{1}{2}$.

EXCEPTING THEREFROM, all potassium, oil and gas as reserved in Patent dated March 13, 1963 executed by UNITED STATES OF AMERICA to JAMES J. KAHLE recorded May 3, 1963 in Book 26 of Deeds at page 426, Eureka County, Nevada, Records.

PARCEL VI

TOWNSHIP 21 NORTH, RANGE 53, EAST, M.D.B.&M.

Section 22: $E\frac{1}{2}$
Section 27: $E\frac{1}{2}$

EXCEPTING THEREFROM, all the oil, gas, potash and sodium as reserved in Patents executed by UNITED STATES OF AMERICA to THOMAS H. GALLAGHER and JOHN B. BONDS recorded April 9, 1964 in Book 3 of Official Records at page 555 and December 30, 1964 in Book 6 of Official Records at page 348, Eureka County, Nevada, Records.

PARCEL VII

TOWNSHIP 21 NORTH, RANGE 53 EAST, M.D.B.&M.

Section 28: All

EXCEPTING THEREFROM, all the oil and gas as reserved in Patents executed by UNITED STATES OF AMERICA to DOROTHY S. GALLAGHER and MOLLIE S. SEWELL recorded December 30, 1964 in Book 6 of Official Records at pages 349 and 350, Eureka County, Nevada, Records

PARCEL VIII

TOWNSHIP 25 NORTH, RANGE 50 EAST, M.D.B.&M.

Section 1: SE $\frac{1}{4}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$ NE $\frac{1}{4}$; E $\frac{1}{2}$ E $\frac{1}{2}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$;
E $\frac{1}{2}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$; NE $\frac{1}{4}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$

Section 28: SE $\frac{1}{4}$ NE $\frac{1}{4}$ NW $\frac{1}{4}$

TOWNSHIP 26 NORTH, RANGE 51 EAST, M.D.B.&M.

Section 30: SW $\frac{1}{4}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$ NW $\frac{1}{4}$; W $\frac{1}{2}$ SE $\frac{1}{4}$ NW $\frac{1}{4}$;
SW $\frac{1}{4}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$ NW $\frac{1}{4}$; W $\frac{1}{2}$ SW $\frac{1}{4}$ NW $\frac{1}{4}$ SE $\frac{1}{4}$;
NW $\frac{1}{4}$ NW $\frac{1}{4}$ SW $\frac{1}{4}$ SE $\frac{1}{4}$; S $\frac{1}{2}$ NW $\frac{1}{4}$ SW $\frac{1}{4}$ SE $\frac{1}{4}$;
SW $\frac{1}{4}$ SW $\frac{1}{4}$ SE $\frac{1}{4}$

Section 31: NW $\frac{1}{4}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$; W $\frac{1}{2}$ SW $\frac{1}{4}$ SW $\frac{1}{4}$ NE $\frac{1}{4}$

EXCEPTING, THEREFROM, all oil and gas as reserved in Patent executed by UNITED STATES OF AMERICA to LIBERTY LIVESTOCK recorded August 29, 1972 in Book 43 of Official Records at page 46, Eureka County, Nevada.

FURTHER EXCEPTING from PARCELS I, II and III one-half of all minerals, oil or gas owned by CHARLES J. DAMELE, et al as reserved in Deed to LIBERTY LIVESTOCK recorded January 20, 1972 in Book 41 of Official Records at page 318, Eureka County, Nevada.

PARCEL IX

TOWNSHIP 27 NORTH, RANGE 51 EAST, M.D.B.&M.

Section 30: Lots 9 & 10; SW $\frac{1}{4}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$ NW $\frac{1}{4}$; E $\frac{1}{2}$ SE $\frac{1}{4}$ SE $\frac{1}{4}$ NW $\frac{1}{4}$

Section 31: N $\frac{1}{2}$ NW $\frac{1}{4}$ NE $\frac{1}{4}$ NW $\frac{1}{4}$; SW $\frac{1}{4}$ NW $\frac{1}{4}$ NE $\frac{1}{4}$ NW $\frac{1}{4}$

EXCEPTING, THEREFROM, a one-fourth interest in all minerals, as reserved in Deed dated October 20, 1960, executed by JEAN SALLABERRY, et al, to CHARLES DAMELE, et al, and recorded October 26, 1960 in Book 25 of Deeds at page 467, Eureka County, Nevada, Records.

TOGETHER WITH all buildings and improvements situate thereon.

TOGETHER WITH the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TOGETHER WITH all water, water rights, rights to the use of water, dams, ditches, canals, pipelines, reservoirs, wells, permits issued by the State Engineer's Office of the State of Nevada, and all other means of diversion of or use of water, pertinent to the said property or any part thereof, or used or enjoyed in connection therewith, and together with any stock water, water, water rights used or enjoyed in connection with the use of any of the said parcels of land.

TOGETHER WITH all range rights and grazing rights, including all so-called Taylor Grazing rights or privileges, and all rights to graze cattle on the Public Domain now or heretofore used upon or in connection with said parcels of real property.

RECORDED AT THE REQUEST OF First American Title Co. of Nevada
on Jan 29 19 73 at 30 mins. post 4 P. M. to
Book 44 of OFFICIAL RECORDS, page 374-381
EUREKA COUNTY, NEVADA Heller A. DeFazio Recorder
File No. 57026 Fee \$ 10.00