

DOCUMENTARY TRANSFER TAX \$ <u>0.00</u>
<input type="checkbox"/> COMPUTED ON FULL VALUE OF PROPERTY CONVEYED, OR
<input checked="" type="checkbox"/> COMPUTED ON FULL VALUE LESS LIENS AND ENCUMBRANCES REMAINING THEREON
AT TIME OF TRANSFER.
UNDER PENALTY OF PERJURY,
<u>W. Z. Wilson</u>
Signature of declarant or agent
determining tax - firm name.

88436

SPECIAL WARRANTY DEED

8-1 THIS SPECIAL WARRANTY DEED is made and effective this day of August, 1983, between WESTERN GAS, OIL & MINING, LTD., WESTERN WINDFALL MINING COMPANY, TRANSWESTERN MINING COMPANY, and WESTERN MINING SERVICES, LTD., all corporations organized under the laws of the State of Nevada, hereinafter collectively referred to as "Grantors," and WINDFALL VENTURE, a Nevada general partnership, whose address is: P. O. Box 2183, Grand Junction, Colorado 81502, hereinafter referred to as "Grantee."

1. For and in consideration of TEN DOLLARS AND OTHER VALUABLE CONSIDERATION, including the grant hereinmade in lieu of foreclosure, Grantors hereby grant, bargain, sell and convey to Grantee, its successors and assigns, all of the right, title and interest of the Grantors in and to those certain patented mining claims, unpatented mining claims, unpatented millsites, and water rights, situate in Eureka County, Nevada, more particularly described in Exhibit A attached hereto and by this reference made a part hereof.

TOGETHER WITH all dips, spurs and angles, and also all the metals, ore, rock and earth therein; and all rights, privileges and franchises thereto incident, appendant and appurtenant, or therewith usually had and enjoyed; also, all and singular, the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining, and the rents, issues and profits thereof.

TOGETHER WITH all buildings and improvements thereon, and millsites and water rights referred to therein.

2. Each of said Grantors jointly and severally warrants to the Grantee that the title to said property is free, clear and unencumbered by reason of any firm, person or corporation claiming by, through or under said Grantors, and the Grantors have not previously conveyed any right, title or interest in or to the above described property to any other persons or entities. Said Grantors also convey such after-acquired title which Grantors may hereafter acquire to said property.

EXECUTED AND EFFECTIVE this 6th day of August, 1983.

WESTERN GAS, OIL & MINING, LTD.,
a corporation organized under the
laws of the State of Nevada

ATTEST:

Ernest W. Rushmore
6/11 Secretary

By: Chas. McLaughlin
Title: Attorney-in-fact

TRANSWESTERN MINING COMPANY,
a Nevada corporation

ATTEST:

William L. Evans
Secretary

By: Ernest W. Rushmore
Title: President

WESTERN WINDFALL MINING COMPANY,
a Nevada corporation
FORMERLY WESTERN MINING SERVICES, INC.

ATTEST:

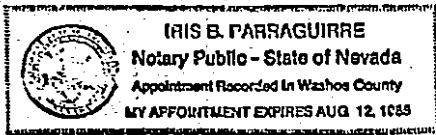
William L. Evans
Secretary

By: Ernest W. Rushmore
Title: President

STATE OF NEVADA)
) SS.
COUNTY OF WASHOE)

On the 8th day of August, 1983, personally appeared before me Charles M. McGee & Ernest W. Renshaw as Attorneys in Fact, of Western Gas, Oil & Mining Ltd., who, being duly sworn, did acknowledge that they signed this instrument on behalf of Western Gas, Oil & Mining, Ltd., for the uses and purposes therein mentioned.

My commission expires: Aug. 12, 1985.

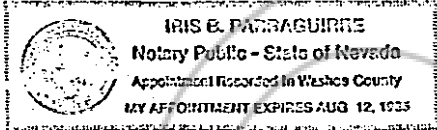


Iris B. Parraguirre
Notary Public
Address: 1325 Airmotive Way
Reno, NV 89502

STATE OF NEVADA)
) SS.
COUNTY OF WASHOE)

On the 8th day of August, 1983, personally appeared before me Ernest W. Renshaw, as President, of Transwester Mining Company, who, being duly sworn, did acknowledge that he signed this instrument on behalf of Transwestern Mining Company, for the uses and purposes therein mentioned.

My commission expires: Aug 12, 1985.

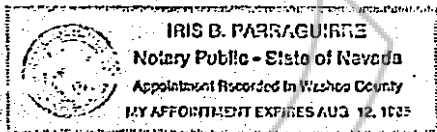


Iris B. Parraguirre
Notary Public
Address: 1325 Airmotive Way
Reno, NV 89502

STATE OF NEVADA)
) SS.
COUNTY OF WASHOE)

On the 8th day of August, 1983, personally appeared before me Ernest W. Renshaw, as President, of Western Windfall Mining Company, who, being duly sworn, did acknowledge that he signed this instrument on behalf of Western Windfall Mining Company, for the uses and purposes therein mentioned.

My commission expires: Aug. 12, 1985.



Iris B. Parraguirre
Notary Public
Address: 1325 Airmotive Way
Reno, NV 89502

EXHIBIT "A"

Those certain patented mining claims located generally within unsurveyed Township 18 North, Range 53 East, MDB&M, Eureka County, Nevada, the names of which together with the U. S. Mineral Survey Number, are respectively, as follows:

<u>CLAIM NAME</u>	<u>U. S. MINERAL SURVEY NUMBER</u>
JIM CROW	3705
JIM CROW FRACTION	3705
SOUTHERN CROSS	3705
ELMER	3705
ELMER FRACTION	3705
WINDFALL	3705
WINDFALL FRACTION	3705
"2G"	3705
MAY	3705
MAY FRACTION	3705
WINDFALL EXTENSION FRACTION	4537
RUSTLER NO. 1	4537
RUSTLER NO. 2	4537
RAMBLER	239
LITTLE ROSA	301

Those certain unpatented lode mining claims located in the Eureka Mining District, Eureka County, Nevada, generally within unsurveyed Townships 17 and 18 North, Range 53 East, MDB&M:

<u>CLAIM NAME</u>	<u>BLM SERIAL NO.</u>	<u>RECORDATION DATA</u>	
		<u>BOOK</u>	<u>PAGE</u>
W 1	NMC 123123	26	101-102
W 2	NMC 123124	26	103-104
W 3	NMC 123125	26	105-106
W 4	NMC 123126	26	107-108
W 5	NMC 123127	26	109-110
W 7	NMC 123128	26	111-112
W 8	NMC 123129	26	113-114
W 11	NMC 123130	43	077
W 12	NMC 123131	26	115-116
W 13	NMC 123132	26	117-118
W 17	NMC 123133	26	119-120
W 19	NMC 123134	43	078
W 20	NMC 123135	33	105
W 21	NMC 123136	33	106
W 22	NMC 123137	33	107
W 23	NMC 123138	33	108
W 24	NMC 123139	33	109
W 25	NMC 123140	33	110
W 26	NMC 123141	33	111
W 27	NMC 123142	33	112
W 30	NMC 123143	43	079
W 31	NMC 123144	43	080
W 32	NMC 123145	43	081
W 33	NMC 123146	43	082
W 34	NMC 123147	43	083

EXHIBIT "A"

<u>CLAIM NAME</u>	<u>BLM SERIAL NO.</u>	<u>RECORDATION DATA</u>	
		<u>BOOK</u>	<u>PAGE</u>
W 101	NMC 169094	88	149
W 102	NMC 169095	88	150
W 103	NMC 169096	88	151
W 104	NMC 169097	88	152
GOLD	NMC 123148	K-O.D.M.L.	100
GOLD #1	NMC 123149	K-O.D.M.L.	101
SUMMIT	NMC 123150	25	300
RED IRON	NMC 123151	25	302
JOHNNIE	NMC 123152	25	301
DOE RUN 1	NMC 123121	35	322
DOE RUN 2	NMC 123122	35	323
PEARL	NMC 99261	H-M.L.	261
NELLIE	NMC 99262	H-M.L.	262
W W #4	NMC 258400	107	183
J-1	NMC 153823	81	312
J-2	NMC 153824	81	313
J-3	NMC 153825	81	314
J-4	NMC 153826	81	315
J-5	NMC 153827	81	316
J-6	NMC 153828	81	317
J-7	NMC 153829	81	318
J-8	NMC 153830	81	319
J-9	NMC 153831	81	320
J-10	NMC 153832	81	321
J-11	NMC 153833	81	322
J-12	NMC 153834	81	323
J-13	NMC 153835	81	324
J-14	NMC 153836	81	325
J-15	NMC 153837	81	326
J-16	NMC 153838	81	327
J-17	NMC 153839	81	328
J-18	NMC 153840	81	329
J-19	NMC 153841	81	330
J-20	NMC 153842	81	331
J-21	NMC 153843	81	332
J-22	NMC 153844	81	333
J-23	NMC 153845	81	334
J-24	NMC 160193	84	361
J-25	NMC 160194	84	362
J-26	NMC 160195	84	363

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EXHIBIT "A"

CLAIM NAME	BLM SERIAL NO.	RECORDATION DATA	
		BOOK	PAGE
J-27	NMC 160196	84	364
J-28	NMC 160197	84	365
J-29 Fraction	NMC 160198	84	366
J-30	NMC 153846	81	335
J-31	NMC 153847	81	336
J-33	NMC 160199	84	367
J-34	NMC 160200	84	368
J-35	NMC 160201	84	369
J-36	NMC 160202	84	370
J-37	NMC 160203	84	371
J-38	NMC 160204	84	372
J-39	NMC 160205	84	373
J-40	NMC 160206	84	374
J-41	NMC 160207	84	375
J-42	NMC 160208	84	376
J-43	NMC 160209	84	377
J-44	NMC 160210	84	378
J-45	NMC 160211	84	379
J-46	NMC 160212	84	380
J-47	NMC 160213	84	381
J-48	NMC 160214	84	382
J-49	NMC 160215	84	383
J-50	NMC 160216	84	384
4-51	NMC 160217	84	385
J-52	NMC 160218	84	386
J-53	NMC 160219	84	387
J-54	NMC 160220	84	388
J-71	NMC 160221	84	389
J-72	NMC 160222	84	390
J-73	NMC 160223	84	391
J-74	NMC 160224	84	392
J-75	NMC 160225	84	393
J-76	NMC 160226	84	394
J-81	NMC 160227	84	395
J-82	NMC 160228	84	396
J-83	NMC 160229	84	397
J-84	NMC 160230	84	398
F-1	NMC 123071	34	528
F-2	NMC 123072	34	508-509
F-3	NMC 123073	34	529
F-4	NMC 123074	34	510-511
F-5	NMC 123075	34	530
F-6	NMC 123076	34	512-513
F-7	NMC 123077	34	531
F-8	NMC 123078	34	514-515
F-9	NMC 123079	34	532
F-10	NMC 123080	34	516-517
F-11	NMC 123081	34	533
F-12	NMC 123082	34	518-519
F-13	NMC 123083	34	534
F-14	NMC 123084	34	520-521
F-15	NMC 123085	34	535
F-16	NMC 123086	34	522-523
F-17	NMC 123087	34	536
F-18	NMC 123088	34	524-525
F-19	NMC 123089	34	537
F-20	NMC 123090	34	526-527
F-21	NMC 123091	34	491
F-22	NMC 123092	34	501
F-23	NMC 123093	34	492
F-24	NMC 123094	34	502
F-25	NMC 123095	34	493
F-26	NMC 123096	34	503
F-27	NMC 123097	34	494

EXHIBIT "A"

<u>CLAIM NAME</u>	<u>BLM SERIAL NO.</u>	<u>RECORDATION BOOK</u>	<u>DATA PAGE</u>
F-28	NMC 123098	34	504
F-29	NMC 123099	34	495
F-30	NMC 123100	34	496
F-31	NMC 123101	34	497
F-32	NMC 123102	34	498
F-33	NMC 123103	34	499
F-34	NMC 123104	34	500
F-55	NMC 153744	81	276
F-56	NMC 153745	81	277
F-57	NMC 153746	81	278
F-58	NMC 153747	81	279
F-59	NMC 153748	81	280
F-60	NMC 153749	81	281
F-61	NMC 153750	81	282
F-62	NMC 153751	81	283
F-63	NMC 153752	81	284
F-64	NMC 153753	81	285
F-65	NMC 153754	81	286
F-66	NMC 153755	81	287
F-67	NMC 153756	81	288
F-68	NMC 153757	81	289
F-69	NMC 153758	81	290
F-70	NMC 153759	81	291
F-71	NMC 153760	81	292
F-72	NMC 153761	81	293
F-73	NMC 153762	81	294
F-74	NMC 153763	81	295
F-75	NMC 153764	81	296
F-76	NMC 153765	81	297
F-77	NMC 153766	81	298
F-78	NMC 153767	81	299
F-79	NMC 153768	81	300
F-80	NMC 153769	81	391
F-81	NMC 153770	81	302
F-82	NMC 153771	81	303
F-83	NMC 153772	81	304
F-84	NMC 153773	81	305
F-85	NMC 153774	81	306
F-86	NMC 153775	81	307
F-87	NMC 153776	81	308
F-88	NMC 153777	81	309
F-89	NMC 153778	81	310
F-90	NMC 153779	81	311
F-91	NMC 80983	71	405
F-92	NMC 80984	71	406
F-93	NMC 80985	71	407
F-94	NMC 80986	71	408
F-95	NMC 80987	71	409
F-96	NMC 80988	71	410

EXHIBIT "A"

<u>CLAIM NAME</u>	<u>BLM SERIAL NO.</u>	<u>RECORDATION DATA</u>	
		<u>BOOK</u>	<u>PAGE</u>
F-97	NMC 123105	35	306
F-98	NMC 123106	35	307
F-102	NMC 123107	35	308
F-104	NMC 123108	35	309
F-106	NMC 123109	35	310
F-108	NMC 123110	35	311
F-110	NMC 123111	35	312
F-112	NMC 123112	35	313
F-118	NMC 123113	35	315
F-120	NMC 123114	35	316
F-122	NMC 123115	35	317
F-124	NMC 123116	35	318
F-126	NMC 123117	35	319
F-128	NMC 123118	35	320
F-130	NMC 123119	34*	507
F-198	NMC 123120	35	314
RAMBLER #1	NMC 123153	H-O.D.M.L.	328
RAMBLER #2	NMC 123154	H-O.D.M.L.	329
GOSSAN	NMC 123155	J-O.D.M.L.	
SADIE 1	NMC 123156	47	78
SADIE 2	NMC 123157	47	79
SADIE 3	NMC 123158	47	80
SADIE 4	NMC 123159	47	81
SADIE 5	NMC 123160	47	82
SADIE 6	NMC 123161	47	83
SADIE 7	NMC 123162	47	84
SADIE 8	NMC 123163	47	85
H 1	NMC 80976	71	398
H 2	NMC 80977	71	399
H 3	NMC 80978	71	400
H 4	NMC 80979	71	401
H 5	NMC 80980	71	402
H 6	NMC 80981	71	403
H 7	NMC 80982	71	404

EXHIBIT "A"

The following unpatented lode mining claims located in the Eureka Mining District, Eureka County, Nevada, generally within Sections 23,24,25,26 & 35, Township 19 North, Range 53 East, MDB&M:

<u>CLAIM NAME</u>	<u>BLM SERIAL NO.</u>	<u>RECORDATION DATA</u>	
		<u>BOOK</u>	<u>PAGE</u>
NEW YORK #1	NMC 107867	75	29
NEW YORK #2	NMC 107868	75	30
NEW YORK #3	NMC 126811	75	525
HC 1	NMC 153780	81	223
HC 2	NMC 153781	81	224
HC 3	NMC 153782	81	225
HC 4	NMC 153783	81	226
HC 5	NMC 153784	81	227
HC 6	NMC 153785	81	228
HC 7	NMC 153786	81	229
HC 8	NMC 153787	81	230
HC 9	NMC 153788	81	231
HC 10	NMC 153789	81	232
HC 11	NMC 153790	81	233
HC 12	NMC 153791	81	234
HC 13	NMC 153792	81	235
HC 14	NMC 153793	81	236
HC 15	NMC 153794	81	237
HC 16	NMC 153795	81	238
HC 17	NMC 153796	81	239
HC 18	NMC 153797	81	240
HC 19	NMC 153798	81	241
HC 20	NMC 153799	81	242
HC 21	NMC 153800	81	243
HC 22	NMC 153801	81	244
HC 23	NMC 153802	81	245
HC 24	NMC 153803	81	246
HC 25	NMC 172742	88	153
HC 26	NMC 172743	88	154
HC Fraction	NMC 153804	81	257
IM 1	NMC 153805	81	258
IM 2	NMC 153806	81	259
IM 3	NMC 153807	81	260
IM 4	NMC 153808	81	261
IM 5	NMC 153809	81	262
IM 6	NMC 153810	81	263
IM 7	NMC 153811	81	264
IM 8	NMC 153812	81	265
IM 9	NMC 153813	81	266
IM 10	NMC 153814	81	267
IM 11	NMC 153815	81	268
IM 12	NMC 153816	81	269
IM 13	NMC 153817	81	270
IM 14	NMC 153818	81	271
IM 15	NMC 153819	81	272
IM 16	NMC 153820	81	273
IM 17	NMC 153821	81	274
IM 18	NMC 153822	81	275

EXHIBIT "A"

Those certain millsite claims located in the Eureka Mining District, Eureka County, Nevada, generally within Sections 2,3,10,11,12,13,14, & 15, Township 18 North, Range 53 East, MDB&M:

<u>CLAIM NAME</u>	<u>BLM SERIAL NO.</u>
MS 1	NMC 123164
MS 2	NMC 123165
MS 3	NMC 123166
MS 4	NMC 123167
MS 5	NMC 123168
MS 6	NMC 123169
MS 7	NMC 123170
MS 8	NMC 123171
MS 9	NMC 123172
MS 10	NMC 123173
MS 11	NMC 123174
MS 12	NMC 123175
MS 13	NMC 123176
MS 13 A	NMC 123177
MS 14	NMC 123178
MS 15	NMC 123179
MS 16	NMC 123180
MS 17	NMC 123181
MS 18	NMC 123182
MS 19	NMC 123183
MS 20	NMC 123184
MS 21	NMC 123185

Water rights situated in Eureka County, Nevada, described by Nevada Permit Number and description of source of water.

<u>Permit No.</u>	<u>Description</u>
27621	Murray Springs
28690	Mitchell Springs
29525	Hoosac Springs
29526	Gibellini Springs
29527	Beveridge Spring No. 2
41965	Secret Canyon Well
29570	Beveridge Springs No. 1

Grantor also conveys to Grantee hereunder any mining claim, mill site or water right permit, any part of which is located or owned by it within one mile of the exterior boundaries of the above described properties.

SPECIAL POWER OF ATTORNEY

Western Gas, Oil & Mining, Ltd., a Nevada corporation, by and through its president, Robert L. Nabbefeld, hereby makes, constitutes and appoints Ernest W. Renshaw as its attorney-in-fact for the purpose of executing any and all deeds, conveyances, stipulations, agreements, transfers, assignments and any other documents as the said Ernest W. Renshaw in his sole discretion deems necessary and proper to effectuate the transaction which will cause the transfer and divestiture of the Western Windfall Mine assets, be they real or personal, and to act in the place and stead of Western Gas, Oil & Mining, Ltd. in the execution and implementation of a stipulation which will cause the dismissal of Civil Action No. 3084 in the Seventh Judicial District Court of the State of Nevada and any other documentation necessary, convenient or proper in the premises.

Executed this 8th day of August, 1983.

WESTERN GAS, OIL & MINING, LTD.

By 
President

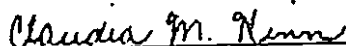
STATE OF COLORADO)
)SS
COUNTY OF DENVER)

On this the 8th day of August, 1983, before me, Claudia M. Winn, the undersigned officer, personally appeared Robert L. Nabbefeld, who acknowledged himself to be the president of Western Gas, Oil & Mining, Ltd., a corporation; and that he, as such president, being authorized so to do, executed the foregoing Instrument for the purposes therein contained, by signing the name of the corporation by himself as president.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

My commission expires:

May 15, 1985

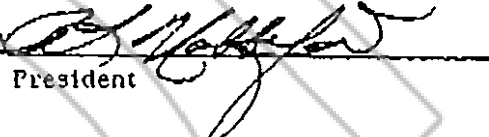

Notary Public
1801 Broadway, Suite 1600
Denver, CO 80202

SPECIAL POWER OF ATTORNEY .

Western Gas, Oil & Mining, Ltd., a Nevada corporation, by and through its president, Robert L. Nabbefeld, hereby makes, constitutes and appoints Charles M. McGee as its attorney-in-fact for the purpose of executing any and all deeds, conveyances, stipulations, agreements, transfers, assignments and any other documents as the said Charles M. McGee in his sole discretion deems necessary and proper to effectuate the transaction which will cause the transfer and divestiture of the Western Windfall Mine assets, be they real or personal, and to act in the place and stead of Western Gas, Oil & Mining, Ltd. in the execution and implementation of a stipulation which will cause the dismissal of Civil Action No. 3084 in the Seventh Judicial District Court of the State of Nevada and any other documentation necessary, convenient or proper in the premises.

Executed this 8th day of August, 1983.

WESTERN GAS, OIL & MINING, LTD.

By 
President

STATE OF COLORADO)

)55

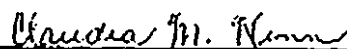
COUNTY OF DENVER)

On this the 8th day of August, 1983, before me, Claudia M. Winn, the undersigned officer, personally appeared Robert L. Nabbefeld, who acknowledged himself to be the president of Western Gas, Oil & Mining, Ltd., a corporation, and that he, as such president, being authorized so to do, executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as president.

IN WITNESS WHEREOF, I hereunto set my hand and official seal.

My commission expires:

May 15, 1985


Notary Public
1801 Broadway, Suite 1600
Denver, CO 80202

RECORDED AT REQUEST OF
W. L. Wilson
BOOK 112 PAGE 493

83 AUG 10 AM : 55

OFFICIAL RECORDS
EUREKA COUNTY, NEVADA
M.N. REBALEATI, RECORDER
FILE NO. 88436
FFF S. 17.00

BOOK 112 PAGE 505