

Lease

This Indenture made the FIRST day of JULY in the year one thousand nine hundred and eighty-eight between William J. Martin

hereinafter called "lessor", and Mike and Linca Schell dba S & S Cable

hereinafter called "lessee".

Witnesseth: That in consideration of the payment of the rents and the performance of the covenants herein agreed to be paid and performed by the lessee, in the manner herein stated, the lessor does hereby lease unto the lessee the following described property, situated in the Township of Eureka County of Eureka

State of Nevada, viz:

A portion of Block 89, Lot 2, more particularly described as:

Beginning 49.5 feet from South East Corner;

THENCE 100 feet West;

THENCE 25 feet North;

THENCE 100 feet East;

THENCE 25 feet South to the point of beginning.

for the term of twenty years to-wit: from the First day of July 1988 to the First day of July 192008, at the rental of fifty and no/100 dollars,

lawful money of the United States of America, ~~payable in advance in annual payments of \$600.00 annually.~~ ~~Payments to be made July 1 of each year for the term of the lease.~~

And the said lessee do hereby promise to pay the rent in the manner specified, \$ 50.00 monthly, payable in advance in annual payments of \$600.00 annually, and not to assign this lease, or let, or underlet the whole or any part of said premises, or make, or suffer to be made any alterations therein, without the written consent of the lessor. The said lessor shall not be called upon to make any improvements or repairs, the lessee agreeing to keep the premises in good order at their own expense, suffering no strip or waste thereof; but the lessor may enter to view or make improvements or repairs at his option.

The lessee further agree not to use or keep on the premises any article which the insurance companies may deem extra-hazardous, or which increases the rate of insurance. At the expiration of said term, or prior termination of this lease, the lessee will quit and surrender the premises in as good order as they received them, reasonable wear thereof and damage by the elements excepted.

And should default be made in the payment of any portion of the rent when due, and for twenty (20) days thereafter, or in the keeping of any of the covenants herein contained, said lessor, his agent or attorney, may re-enter and take possession of said premises, remove all persons therefrom, and at his option terminate this lease.

Witness our hands this first day of July 1988

Signed and Delivered in the Presence of

3/3/99 Termination Book 326 p 75

RECORDED AT THE REQUEST OF

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'88 JUL -7 P3:15

OFFICIAL RECORDS
EUREKA COUNTY, CALIFORNIA
M.H. REBALEATI, RECORDER

FILE NO. 119806 Fee \$ 6.00

True

TO

Date

19

Recorded at the Request of

at

min. post

o'clock

M.

in Volume

of

page

County Records

Recorder

By

Deputy Recorder

STATE OF NEVADA)
COUNTY OF EUREKA) ss:

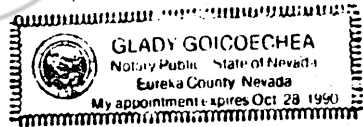
Personally appeared before me, a Notary Public,
William J. Martin known to me to be the person who executed
the foregoing lease.

Gladys Goicoechea
NOTARY PUBLIC

William J. Martin
William J. Martin, Lessor

Michael R. Schell
Michael R. Schell, Lessee

Date: July 7, 1988



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