

**GRANT, BARGAIN AND SALE DEED
AND BILL OF SALE -- REVOCABLE TRUST**

THIS INDENTURE, made and entered into this 20th day of May, 1993, by and

between **ROBERT O. BURNHAM and ELAINE W. BURNHAM**, husband and wife, of

Eureka County, Nevada, First Parties, and **ROBERT O. BURNHAM and ELAINE W.**

BURNHAM, husband and wife, being the same persons as First Parties in their capacity as

Trustees of the **BURNHAM FAMILY TRUST**, a living, revocable trust, 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 money of the United States of America, to them in hand paid by the said

Second Parties, and other good and valuable consideration, receipt whereof is hereby

acknowledged, do by these presents assign, transfer, set over, deliver, grant, bargain, sell and

convey unto the said Second Parties, and to their successors and assigns, all of that certain real

and personal property situate in the County of Eureka, State of Nevada, and more particularly

described as follows, to-wit:

(See Exhibit A attached hereto.)

SPECIAL REVOCABLE TRUST PROVISIONS: This Deed is conveying title

to one or more Trustee(s) of a revocable, amendable, inter-vivos trust. The Trust will terminate upon the occurrence(s) of the termination event(s) specified in the Trust Agreement, in effect at the time of such occurrence(s). At the time of termination, the Trustee(s) has the duty to windup the Trust and distribute the assets to the persons or entities then entitled to such distribution in accordance with the Trust Agreement then in effect. There shall be no court supervision of the winding-up and distribution process. Distribution is to be accomplished by the Trustee, without court supervision and without third-party review of the unrecorded Trust Agreement (as amended), by conveyance of the real Trust Estate by Grant, Bargain and Sale

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P.O. BOX 389

ELKO, NEVADA 89601-0389

Deed and by Bill of Sale and delivery of the personal Trust Estate. No third party is required or allowed to go behind the Trustee(s) distribution deed or bill of sale to ascertain that the Trustee(s) complied with the distribution provisions of the Trust Agreement then in effect and all recitals in such distribution deeds and bills of sale must be deemed conclusively correct by all third parties. In particular, it is requested that all title companies insure good title in the distribution deeds and their successors in interest and assigns, based solely on the record title, including this Deed and the Trustee(s) Distribution Deed, and without going behind such deeds to review the Trust Agreement then in effect.

TO HAVE AND TO HOLD the said premises, together with the appurtenances,

unto the said Second Parties, and to their successors and assigns forever.

IN WITNESS WHEREOF, the said First Parties have caused this Deed and Bill

of Sale to be executed, all as of the day and year first hereinabove written.

ROBERT O. BURNHAM

ELAINE W. BURNHAM

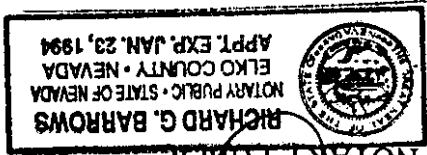
STATE OF NEVADA,
)
) SS.
)
COUNTY OF ELKO.)

On May 20, 1993, personally appeared before me, a Notary Public, **ROBERT O. BURNHAM and ELAINE W. BURNHAM**, personally known (or proved) to me to be the person whose name is subscribed to the above instrument who acknowledged that they executed the above instrument.

Mailing Address for Grantee:

BURNHAM FAMILY TRUST
P. O. Box 206
Eureka, NV 89316

93020672.jas



NOTARY PUBLIC

Richard G. Barrows

Assessor's Parcel # 7-14023

7-25005

7-20001

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**EXHIBIT A -- REVOCABLE TRUST
(ASSETS TRANSFERRED TO THE TRUSTEE(S)
OF THE BURNHAM FAMILY TRUST)**

All real, personal and mixed property or assets, tangible and intangible, in which ROBERT O. BURNHAM and ELAINE W. BURNHAM (referred to individually as the "Trustor" or collectively as the "Trustors") have any present or future right, title or interest, whether located within or outside the State of Nevada, *except* the following which are expressly *not* transferred to the Trustee(s):

a. All household furniture, furnishings and contents other than cash and securities;

b. Any and all items on any and all lists of tangible personal property made in accordance with NRS 133.045;

c. Any and all IRAs held by either Trustor, or both;

d. Any and all life insurance on the life of either Trustor in which there is a named beneficiary;

e. Any and all bank accounts in the name of both Trustors individually as joint tenants, whether or not there are other named joint tenants;

f. Any and all vehicles for which title is not specifically held by the Trustees; and

g. Any and all other assets held by either or both Trustors individually in which there is one or more named beneficiaries who will receive title or ownership under the contract without probate.

Without limiting the assets which are being transferred to the Trustees, such assets include the following:

PERSONAL PROPERTY

1. All cash and securities

2. All life insurance policies naming a Trustee as the named beneficiary.

3. All vehicles for which the title is in the name of a Trustee.

4. All bank accounts in which a Trustee is one of the owners.

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412 COURT ST.
ELKO, NEVADA 89601-0389

REAL PROPERTY

PARCEL 1:

The following real property located in Eureka County, Nevada, and more particularly described as follows:

Township 22 North, Range 54 East, MDB&M

Section 32: All

Township 21 North, Range 54 East, MDB&M

Section 8: All

Township 21 North, Range 53 East, MDB&M

Section 6: N½

PARCEL 2:

Any and all other real property, and all rights, title and interest therein, located anywhere within the State of Nevada.

The following provisions apply to all of the above parcels:

TOGETHER WITH any improvements situate thereon.

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

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OFFICIAL RECORDS

RECORDED AT THE REQUEST OF

Wilson and Barrows

93 MAY 28 P 2:44

EUREKA COUNTY, NEVADA

M.N. REBALCATE, RECORDER

FILE NO. FEE \$ 8.00

145641

WILSON AND BARROWS, LTD.

ATTORNEYS AT LAW

412 Court St.

Elko, Nevada 89601-0389

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93020663.jas

DECLARATION OF VALUE

Recording Date 5/28/93 Book 247 Page 598 Instrument # 145641

Full Value of Property Interest Conveyed \$ _____
 Less Assumed Liens & Encumbrances - _____
 Taxable Value (NRS 375.010, Section 3) \$ _____
 Real Property Transfer Tax Due \$ _____

If exempt, state reason. NRS 375.090, Section (8)

Explain:

Transfer of title by spouses without consideration into an inter vivos trust

() Escrow Holder only. Check if Real Property Transfer Tax is to be deferred under NRS 375.030, Section 2.

INDIVIDUAL

Under penalty of perjury, I hereby declare that the above statements are correct.

[Signature]
 Signature of Declarant

Wilson and Barrows, Ltd.
 P. O. Box 389
 Eiko, NU 89801

City _____ State _____ Zip _____

ESCROW HOLDER

Under penalty of perjury, I hereby declare that the above statements are correct to the best of my knowledge based upon the information available to me in the documents contained in the escrow file.

Signature of Declarant _____

Name (Please Print) _____

Escrow Number _____

Firm Name _____

Address _____

City _____ State _____ Zip _____

Tax paid for the above transfer on _____ per NRS 375.030, Section 2.

5/28, 1993

Signature of Recorder or Representative _____

REC 28 - NTC - RPT Form 1