

DEED

RUBY HILL MINING COMPANY, a Nevada corporation, grantor, for value received, hereby grants bargains and sells to EUREKA COUNTY SCHOOL DISTRICT whose address is P.O. Box 249, Eureka, Nevada 89316, grantee, the following real property situated in the County of Eureka, State of Nevada, located in the Northeast 1/4 of Section 23 and the Northwest 1/4 of Section 24, Township 19 North, Range 53 East, (Mount Diablo Meridian), more particularly described as follows:

Lot 5 of Block 121, all of blocks 86 and 87 of Eureka Townsite, according to the official map thereof, filed in the Office of the County Recorder of Eureka County, State of Nevada.

Also that particular part of block sixty-seven, of Eureka Townsite which is more particularly described as follows: Beginning at the NW corner of block sixty-seven,

THENCE, along the north line of said block, NORTH 81° 27' EAST, a distance of 273.35 feet to a point,

THENCE SOUTH 8° 33' WEST, a distance of 125.43 feet to a point on the south line of said block,

THENCE SOUTH 81° 27' WEST, a distance of 273.35 feet to the southwest corner of said block,

THENCE NORTH 8° 33' WEST, a distance of 125.43 feet to the Northwest corner, the place of beginning.

EXCEPTING all uranium, thorium, or any other materials which is or may be determined to be peculiarly essential to the production of fissionable materials, whether or not of commercial value, reserved by the United States of America, by patent recorded December 19, 1947, in Book 23, page 226, Deed Records, Eureka County, Nevada.

All subject to the following:

- a. Existing taxes and assessments;
- b. Rights of others with respect to existing roads, fence lines, and power, telephone and pipe lines;

c. All exceptions, conditions, stipulations, reservations, easements, restrictions and encumbrances pertaining to the Property and contained in the patents from the United States of America or in conveyances to grantor and its predecessors in interest;

d. Any law, ordinance, or governmental regulation (including but not limited to building and zoning laws, ordinances and regulations) restricting, regulating, prohibiting or relating to the occupancy, use or enjoyment of the described real property and the character, dimensions or location of any improvement now or hereafter erected on the described real property;

e. The real property described herein is sold "where is" and "as is", without warranties, except as described above, and grantee has made or caused to be made all visual and environmental assessments and due diligence investigations of the described real property that they desire and accept the described real property in its present physical condition. Also, by acceptance of the Deed and the described real property, grantee hereby waives, releases, discharges, indemnifies and holds grantor harmless and will defend grantor against any and all

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claims, demands, suits, costs (including attorneys' fees), judgments, damages, losses, fines and liabilities arising out of judicial or administrative action under federal, state and local environmental laws and implementing regulations, both present and future, for investigations, removal, response, remediation and reclamation affecting the described real property.

Dated 5-28, 1993.

RUBY HILL MINING COMPANY

By: *Gary L. Barker*  
Gary L. Barker, President

STATE OF KANSAS  
COUNTY OF SEDGWICK

)  
) ss.  
)

On the 28 day of May, 1993, personally appeared before me, a notary public, Gary L. Barker, President of RUBY HILL MINING COMPANY, a Nevada corporation, personally known (or proved) to me to be the person whose name is subscribed to the above instrument who acknowledged that he executed the instrument on behalf of said corporation.

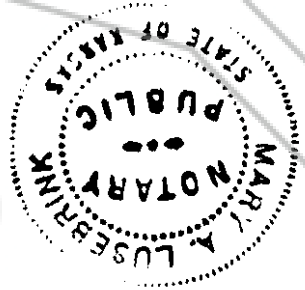
Mary A. Guebara  
Notary Public

Residing at:

2329 Stonybrook Ct  
Wichita, KS 67206

My Commission expires: 1/6/07

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OFFICIAL RECORDS  
RECORDED AT THE REQUEST OF  
Frontier Title  
93 JUL -9 AM 10:06  
EUREKA COUNTY, NEVADA  
M.N. REBALATI, RECORDER  
FILE NO. 145798  
FEES 6.00



DECLARATION OF VALUE

Instrument # 145798

Full Value of Property Interest Conveyed

\$ 35,000.00

Less Assumed Liens & Encumbrances

- 0-

Taxable Value (NRS 375.010)

\$ 35,000.00

Real Property Transfer Tax Due

\$ 45.50

If exempt, state reason. NRS 375.090, Section Explain:

INDIVIDUAL

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

Signature of Declarant

Name (Please Print)

Address

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

Lisa Dixon

Name (Please Print)

#P69854(E)MJD

Escrow Number

WESTERN TITLE

Firm Name

6490 So. McCarran Blvd., #F-46  
Address

State

City

Zip

Reno, Nevada 89509