

THIS INDENTURE, made and entered into this 27th day of February, 1992, by

and between STEWART R. WILSON, TRUSTEE OF THE ESTATE OF PETE ELIA

TRUST, of the City of Elko, County of Elko, State of Nevada, First Party, and MARCIA

LEONI PETERS, a single woman dealing in her sole and separate property, of the County of

Elko, State of Nevada, Second Party.

WHEREAS, Pete Elia and Leoni Elia, his wife, owned as community property

an interest in the real property hereinafter described, and upon Pete Elia's death an undivided

one-half interest became the Estate's interest, and an undivided one-half interest was confirmed

in Leoni Elia as the surviving spouse, who conveyed said interest to herself and Isabel Elia

Peters, her daughter, as joint tenants, and

WHEREAS, Leoni Elia died on August 3, 1989, and her undivided one-half

interest has heretofore been confirmed and vested in Isabel Elia Peters, and

WHEREAS, the PETE ELIA TRUST was created by Decree of Distribution

filed in the PETE ELIA ESTATE, No. 3162, in the District Court of the Fourth Judicial

District, in and for the County of Elko, State of Nevada, on March 27, 1981, and

WHEREAS, upon the death of Leoni Elia, who had been the income beneficiary

named in the Trust by the terms thereof, one-fourth of the Trust property should be distributed

to MARCIA LEONI PETERS, PETE ELIA'S granddaughter, upon her attaining the age of

twenty-one and she having become such age on February 27, 1992, and

WHEREAS, a portion of the Trust property is an interest in real property,

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NOW THEREFORE, THIS DEED,

WITNESSETH:

That the said First Party, for and in consideration of the sum of TEN DOLLARS

(\$10.00), lawful money of the United States of America, to him in hand paid by the said Second

Party, and other good and valuable consideration, receipt whereof is hereby acknowledged, does

by these presents grant, bargain, sell and convey unto the said Second Party, and to her heirs

and assigns, an undivided one-fourth interest in and to all of the right, title and interest of the

PETE ELIA TRUST, in and to the following described real property situate in Counties of Elko,

Nye, Eureka and White Pine, State of Nevada:

PARCEL NO. I:

Nye County

An undivided one-fourth interest in and to an undivided one-eighth interest, being an undivided one-thirty-second interest in and to all that certain real property more particularly described as follows:

Township 6 North, Range 61 East, MDB&M

Section 13: W $\frac{1}{2}$ SE $\frac{1}{4}$

PARCEL NO. II:

Nye County

An undivided one-half interest in and to an undivided one-fourth interest, being an undivided one-eighth interest in and to all that certain real property more particularly described as follows:

Township 8 North, Range 57 East, MDB&M

Section 26: SW $\frac{1}{4}$ SW $\frac{1}{4}$

EXCEPTING THEREFROM, all minerals, including oil and gas in or under said land.

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The following applies to both Parcels 1 and 2:

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.

PARCEL NO. III.

Mineral rights situate in the Counties of Elko, Eureka, White Pine and Nye, State of Nevada:

ITEM NO. 1.

An undivided one-fourth interest in and to an undivided one-eighth interest, being an undivided one-sixteenth interest in and to all minerals, including oil and gas, in or under that certain real property described as follows:

Elko and Eureka Counties

Township 31 North, Range 52 East, MDB&M

Section 3: E $\frac{1}{2}$ NB $\frac{1}{4}$

Section 5: All

Section 9: All

Section 16: W $\frac{1}{2}$ NW $\frac{1}{4}$; N $\frac{1}{2}$ SW $\frac{1}{4}$

Section 17: E $\frac{1}{2}$

Section 21: All

Township 32 North, Range 52 East, MDB&M

Section 1: W $\frac{1}{2}$

Section 9: All

EXCEPTING THEREFROM that portion of said land conveyed to Western Pacific Railroad Company

Section 11: All

Section 13: All

Section 21: All

Section 23: All

Section 29: All

Section 31: N $\frac{1}{2}$

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EXCEPTING THEREFROM that portion of said land conveyed to Western Pacific Railroad Company

Section 33: N½
Section 35: Lots 1, 2, 3, 4, 5, 6, 7, 8, 9, 10, 11 and 12; N½

Township 32 North, Range 56 East, MDB&M

Section 5: All
Section 7: All
Section 9: All
Section 17: All
Section 19: All
Section 21: All
Section 29: All
Section 31: NE½; NE¼NW¼; Lot 1 (NW¼NW¼)
Section 33: All

Township 31 North, Range 57 East, MDB&M

Section 10: W½NE¼; SW¼; NW¼SE¼

Nye County

Township 13 North, Range 39 East, MDB&M

H.E. Survey No. 78 more particularly described in Patent from the UNITED STATES OF AMERICA to OSCAR J. SMITH, recorded December 11, 1935 in Book 45, Page 220, Deed Records, Nye County, Nevada.

ITEM NO. 2:

An undivided one-fourth interest in and to an undivided one-eighth interest, being an undivided one-thirty-second interest in and to all minerals, except coal, oil, gas and petroleum products in or under that certain real property more particularly described as follows:

Elko County

Township 27 North, Range 56 East, MDB&M

Section 14: N½SW¼; N½SE¼
Section 15: Lot 3 (NE¼SE¼)
Section 27: S½SW¼; NW¼SW¼
Section 28: SE¼NE¼

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Section 35: S½SE¼; SE¼SW¼
Section 36: SW¼SW¼

Township 30 North, Range 57 East, MDB&M

Section 4: NW¼SE¼
 Section 5: NE¼SE¼
 Section 7: SE¼NW¼; NW¼SE¼
 Section 8: NE¼NW¼; W¼SE¼
 Section 9: NE¼NE¼; NW¼NW¼; SE¼NW¼; NW¼SW¼
 Section 10: SW¼NW¼
 Section 16: SW¼NW¼; SW¼SW¼
 Section 17: SW¼NW¼; N¼SW¼; W¼SE¼; SE¼SE¼
 Section 18: E¼NE¼; Lots 3 and 4
 Section 19: SE¼NE¼
 Section 20: All
 Section 21: NW¼NW¼; E¼SE¼
 Section 22: SW¼SW¼
 Section 26: NW¼SW¼; NW¼SE¼
 Section 27: NW¼SE¼; SE¼SE¼
 Section 28: NE¼SW¼
 Section 29: NE¼NE¼; W¼NE¼; NW¼; N¼SW¼
 Section 33: SW¼SE¼; SE¼SW¼
 Section 35: SE¼NE¼

ITEM NO. 3:

An undivided one-fourth interest in and to an undivided one-sixteenth interest, being an undivided one-sixty-fourth interest in and to all minerals including oil and gas in or under that certain real property more particularly described as follows:

Elko County

Township 26 North, Range 56 East, MDB&M

Section 3: Lot 4; SW¼NW¼
Section 4: Lots 1 and 2

Township 28 North, Range 56 East, MDB&M

Section 30: S½SE¼
Section 31: NW¼SE¼
Section 32: NW¼NW¼

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ITEM NO. 4:

An undivided one-fourth interest in and to an undivided one-eighth interest, being an undivided one-thirty-second interest in and to all minerals including oil and gas in or under all that certain real property more particularly described as follows:

Elko County

Township 27 North, Range 56 East, MDB&M

- Section 11: N $\frac{1}{2}$ SW $\frac{1}{4}$; SE $\frac{1}{2}$ SW $\frac{1}{4}$; NW $\frac{1}{2}$ SE $\frac{1}{4}$; S $\frac{1}{2}$ SE $\frac{1}{4}$
- Section 12: S $\frac{1}{2}$ SW $\frac{1}{4}$

ITEM NO. 5:

An undivided one-fourth interest in and to an undivided one-sixteenth, being an undivided one-sixty-fourth interest in and to all coal, oil, gas and petroleum products in or under that certain real property more particularly described as follows:

Elko County

Township 27 North, Range 56 East, MDB&M

- Section 14: N $\frac{1}{2}$ SW $\frac{1}{4}$; N $\frac{1}{2}$ SE $\frac{1}{4}$
- Section 15: Lot 3 (NE $\frac{1}{4}$ SE $\frac{1}{4}$)
- Section 27: S $\frac{1}{2}$ SW $\frac{1}{4}$; NW $\frac{1}{2}$ SW $\frac{1}{4}$
- Section 28: SE $\frac{1}{2}$ NE $\frac{1}{4}$
- Section 35: S $\frac{1}{2}$ SE $\frac{1}{4}$; SE $\frac{1}{2}$ SW $\frac{1}{4}$
- Section 36: SW $\frac{1}{2}$ SW $\frac{1}{4}$

Township 30 North, Range 57 East, MDB&M

- Section 4: NW $\frac{1}{2}$ SE $\frac{1}{4}$
- Section 5: NE $\frac{1}{2}$ SE $\frac{1}{4}$
- Section 7: SE $\frac{1}{2}$ NW $\frac{1}{4}$; NW $\frac{1}{2}$ SE $\frac{1}{4}$
- Section 8: NE $\frac{1}{2}$ NW $\frac{1}{4}$; W $\frac{1}{2}$ SE $\frac{1}{4}$
- Section 9: NE $\frac{1}{2}$ NE $\frac{1}{4}$; NW $\frac{1}{2}$ NW $\frac{1}{4}$; SE $\frac{1}{2}$ NW $\frac{1}{4}$; NW $\frac{1}{2}$ SW $\frac{1}{4}$
- Section 10: SW $\frac{1}{2}$ NW $\frac{1}{4}$
- Section 16: SW $\frac{1}{2}$ NW $\frac{1}{4}$; SW $\frac{1}{2}$ SW $\frac{1}{4}$
- Section 17: SW $\frac{1}{2}$ NW $\frac{1}{4}$; N $\frac{1}{2}$ SW $\frac{1}{4}$; W $\frac{1}{2}$ SE $\frac{1}{4}$; SE $\frac{1}{2}$ SE $\frac{1}{4}$
- Section 18: E $\frac{1}{2}$ NE $\frac{1}{4}$; Lots 3 and 4
- Section 19: SE $\frac{1}{2}$ NE $\frac{1}{4}$
- Section 20: All
- Section 21: NW $\frac{1}{2}$ NW $\frac{1}{4}$; E $\frac{1}{2}$ SE $\frac{1}{4}$

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An undivided one-fourth interest in and undivided one-eighth interest, being an undivided one-thirty-second interest in and to all coal, oil, gas and petroleum products in or under that certain real property more particularly described as follows:

Elko County

Township 33 North, Range 57 East, MDB&M

Section 1: All

Township 34 North, Range 57 East, MDB&M

Section 1: SE 1/4; Lots 1 and 2; S 1/2 NE 1/4

Section 3: All

Section 9: All

Section 11: All

Section 13: All

Section 15: All

Section 17: All

Section 19: All

Section 21: All

Section 23: All

Section 25: All

Section 27: All

Section 29: All

Section 33: All

Section 35: N 1/2 NE 1/4; SW 1/4 NE 1/4; NW 1/4

Township 34 North, Range 58 East, MDB&M

Section 5: All

Section 7: All

Section 9: All

ITEM NO. 6:

Section 22: SW 1/4 SW 1/4

Section 26: NW 1/4 SW 1/4; NW 1/4 SE 1/4

Section 27: NW 1/4 SE 1/4; SE 1/4 SE 1/4

Section 28: NE 1/4 SW 1/4

Section 29: NE 1/4 NE 1/4; W 1/2 NE 1/4; NW 1/4; N 1/2 SW 1/4

Section 33: SW 1/4 SE 1/4; SE 1/4 SW 1/4

Section 35: SE 1/4 NE 1/4

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Section 17: All
Section 19: All
Section 31: All

White Pine County

Township 23 North, Range 58 East, MDB&M

Section 25: SW 1/4 SW 1/4
Section 36: NW 1/4 SW 1/4; W 1/2 NW 1/4

Nye County

Township 8 North, Range 57 East, MDB&M

Section 26: W 1/2 SW 1/4

ITEM NO. 7:

An undivided one-fourth interest in and to an undivided one-fourth interest, being an undivided one-sixteenth interest in and to all minerals except coal, oil, gas and petroleum products in or under that certain real property more particularly described as follows:

White Pine County

Township 23 North, Range 58 East, MDB&M

Section 25: SW 1/4 SW 1/4
Section 36: NW 1/4 SW 1/4; W 1/2 NW 1/4

Nye County

Township 8 North, Range 57 East, MDB&M

Section 26: W 1/2 SW 1/4

TO HAVE AND TO HOLD the said premises, together with the appurtenances unto the said Second Party, and to her heirs and assigns forever.

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IN WITNESS WHEREOF, the said First Party has hereunto set his hand as of

the day and year first hereinabove written.

STEWART R. WILSON, TRUSTEE OF THE
ESTATE OF PETE ELIA TRUST

[Signature]
By: STEWART R. WILSON

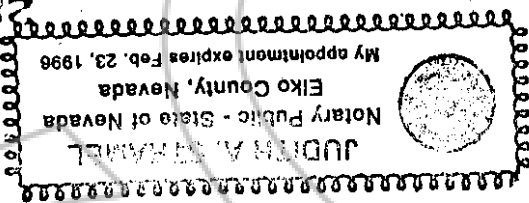
STATE OF NEVADA,

)
) ss.
)

COUNTY OF ELKO,

On this 16th day of June, 1993, personally appeared before me, a Notary Public, STEWART R. WILSON, who acknowledged that he executed the foregoing instrument as TRUSTEE OF THE ESTATE OF PETE ELIA TRUST.

[Signature]
Notary Public



Mailing address of Grantee:

Marcia Leoni Peters
P. O. Box 12
Tiggs, NV 89827

Assessor's Parcel #13-091-06 (Nye County)
Assessor's Parcel #13-611-04 (Nye County)

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OFFICIAL RECORDS
RECORDED AT THE REQUEST OF

Wilson & Barrows
93 AUG -4 P3:59

EUREKA COUNTY, NEVADA
M.N. REBATEAL RECORDER
FILE NO. 145997
FEES 13.00

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OFFICIAL RECORDS
NYE CO. NEV.
RECORD REQUESTED BY
WILSON & BARROWS

93 JUL 27 P4:06
0 335652

NAOMA LYDON
RECORDER

93 DEP 1309

WILSON & BARROWS
93 JUN 17 AM 11:57

FILED FOR RECORD
AT THE REQUEST OF
WILSON & BARROWS
#13.00 FILE 283409

RECORDED AT THE REQUEST OF
LISA GIANOLI TRICK
WHITE PINE COUNTY RECORDER
85-93

OFFICIAL RECORDS

RECORD REQUESTED BY
NYE CO. NEV.

WILSON & BARROWS

0 335652

NAOMA LYDON
RECORDER

93 DEP 1309

0 335652

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DECLARATION OF VALUE

Recording Date 8-4-93 Book 249 Page 417 Instrument # 0 335652 145997 - Cusacka

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 3 _____ Explain: _____

Conveyance of real property from Trust of Pete Elia to granddaughter, Marcla Leonl Peters

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

INDIVIDUAL ESCROW HOLDER

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

Signature of Declarant

WILSON AND BARROWS, LTD.

Name (Please Print)

P. O. Box 389

Address

Elko,

State

89803

Zip

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.

July 27, 1993

Signature of Recorder or Representative

Thomas Brockway