

396589

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE is made and entered into this 20th day of April, 1994, by and between JOHN N. DAVIS and JOANNA D. DAVIS, husband and wife, Grantors; and JOHN N. DAVIS and JOANNA D. DAVIS, as Co-Trustees of THE JOHN N. DAVIS FAMILY TRUST, established April 20, 1994, by that Trust Agreement of said date, Grantees;

WITNESSETH:

That the said Grantors, for good and valuable consideration given by the Grantees, the receipt of which is hereby acknowledged, do by these presents grant, bargain, sell, and convey unto the said Grantees, and to their successors and assigns, all of Grantors' right, title, interest and estate in and to those certain lots, pieces, or parcels of land more particularly described on Exhibit "A" attached hereto, made a part hereof and incorporated herein by this reference.

TO HAVE AND TO HOLD the said premises, together with the appurtenances, unto the said Grantees, and to their successors and assigns, forever.

IN WITNESS WHEREOF, the said Grantors have executed this Deed as of the day and year first hereinabove written.

John N. Davis
JOHN N. DAVIS

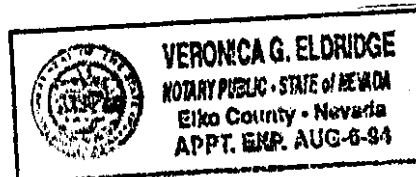
Joanna Davis
JOANNA D. DAVIS

STATE OF NEVADA)
COUNTY OF Elko)SS.

On April 20, 1994, personally appeared before me, a Notary Public, JOHN N. DAVIS and JOANNA D. DAVIS, personally known to me to be the persons whose names are subscribed to the above instrument who acknowledged that they executed said instrument.

Veronica G. Eldridge
NOTARY PUBLIC

Grantees' Address: 165 W. Front Street
Battle Mountain, NV 89820



Return to: John Marvel

96230624

EXHIBIT "A"

All that certain property situate, lying and being in the County of Lander, State of Nevada, more particularly described as follows, to-wit:

PARCEL 1:

Parcel D as shown on that certain Parcel Map for Ruth C. Johnson, filed March 15, 1979, as File No. 93340 in the Office of the County Recorder of Lander County, Nevada, lying within the SW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Section 27, Township 32 North, Range 45 East, MDB&M.

TOGETHER WITH any and all buildings, structures and improvements situate thereon.

EXCEPTING THEREFROM, an undivided 2500/8528th interest in and to all oil, gas, casinghead gas, casinghead gasoline and other minerals conveyed to J.D. BLALACK by Deed recorded July 7, 1955 in Book 65, Page 468, Deed Records, Lander County, Nevada.

FURTHER EXCEPTING THEREFROM, all oil, gas and other minerals and mineral rights reserved in deed from NEVADA LAND AND LEASE CO., a Nevada Corporation, recorded February 21, 1958 in Book 67, Page 9, Deed Records, Lander County, Nevada.

APN: 11-170-08

PARCEL 2:

Parcel No. 4 of that certain parcel map filed in the Office of the County Recorder, Lander County, Nevada, on September 12, 1974, as File No. 78325, Official Records, for LESLIE J. and/or DONNA M. MARTIN, said parcel being a portion of the W $\frac{1}{2}$ NE $\frac{1}{4}$ SE $\frac{1}{4}$ of Section 21, Township 32 North, Range 45 East, MDB&M.

TOGETHER WITH any and all buildings, structures and improvements situate thereon.

EXCEPTING THEREFROM an undivided 2500/8528th interest in and to all oil, gas, casinghead gas, casinghead gasoline and other minerals conveyed to J.D. BLALACK by deed recorded July 7, 1955, in Book 65, Page 468, Deed Records, Lander County, Nevada.

FURTHER EXCEPTING THEREFROM, all oil, gas and other minerals and mineral rights reserved in deed from NEVADA LAND AND LEASE CO., a Nevada corporation, recorded February 21, 1958, in Book 67, Page 9, Deed Records, Lander County, Nevada.

APN: 11-100-08

PARCEL 3:

Parcel C as shown on that certain parcel map for F&R Enterprises recorded at Book 320, Page 113, of the Official Records of Lander

County, Nevada as Document Number 156017 on the 28th day of September, 1988.

TOGETHER WITH any and all buildings, structures and improvements situate thereon.

APN: 11-170-02

All that certain property situate, lying and being in the County of Eureka, State of Nevada, more particularly described as follows, to-wit:

PARCEL 1:

A parcel of land located in the NE $\frac{1}{4}$ NE $\frac{1}{4}$ of Section 26, and the NW $\frac{1}{4}$ NW $\frac{1}{4}$ of Section 25, Township 33 North, Range 48 East, MDB&M Eureka County, Nevada more particularly described as follows:

Commencing at the Southeast Corner of said Section 26, thence North 4° 31' 30" West 4051.65 feet to Corner No. 1, the true point of beginning, being on the northerly right-of-way of U.S. Highway 40,

Thence from a tangent bearing North 76° 55' 52" East, on a curve to the right, with a radius of 3112.00 feet, through a central angle of 7° 11' 34", for an arc length of 390.67 feet along the said northerly right-of-way of U.S. Highway 40 to Corner No. 2,

Thence North 5° 52' 34" West 250.00 feet to Corner No. 3,

Thence South 80° 31' 39" West 421.78 feet to Corner No. 4,

Thence South 13° 04' 08" East 250.00 feet to Corner No. 1, the point of beginning; containing 2.289 acres more or less, as shown by the parcel map for JOHN W. MARVEL and WILBURTA S. MARVEL filed in the Office of the Recorder, Eureka County, Nevada, on January 19, 1981 as File No. 78377.

TOGETHER WITH any and all buildings, structures and improvements situate thereon.

EXCEPTING THEREFROM, all oil, gas, coal and all other minerals as reserved in deed from John W. Marvel and Wilburta S. Marvel, recorded March 4, 1981 in Book 92, of Official Records at page 24, Eureka County, Nevada.

APN: 04-400-03

All that certain property situate, lying and being in the County of Elko, State of Nevada more particularly described as follows, to-wit:

PARCEL 1:

Lot 3 in Block "E", as shown on the map of WILDHORSE ESTATES filed in the office of the County Recorder of Elko County, Nevada on October 11, 1968 as Document No. 40078.

TOGETHER WITH any and all buildings and improvements.

EXCEPTING THEREFROM, one-half (½) of all oil, gas, petroleum and other minerals as reserved in Deed executed by STELLA C. VINCENT, et al, recorded February 14, 1956 in Book 69 of Deeds at page 218, Elko County, Nevada.

APN: 73-005-03-5

BOOK 304 PAGE 45
OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
Stewart Little
96 DEC 13 PM 1:06
EUREKA COUNTY NEVADA
M.N. REBALEATI, RECORDER
FILE NO. FEES 10.00

165369

189035

BOOK 304 PAGE 048

INDEXED
FEE 10.00 FILE # 396589
FILED FOR RECORD
AT REQUEST OF
John E. Marvel
96 OCT 30 P3:58
RECORDED BK 965 PG 575
JERRY D. REYNOLDS
ELKO CO. RECORDER

OFFICIAL RECORDS
LANDER CO. NEV.
RECORD REQUESTED BY
John E. Marvel
94 APR 28 PM 2:34

RAYE K. FAGG
RECORDER

FEE 10.00 DEP. *Inf*

BOOK 965 PAGE 578

DECLARATION OF VALUE

Recording Date 12/13/96 Book 304 Page 45 Instrument # 1165369

Full Value of Property Interest Conveyed \$ _____

Less Assumed Liens & Encumbrances _____

Taxable Value (NRS 375.010, Section 2) \$ _____

Real Property Transfer Tax Due \$ 0

If exempt, state reason. NRS 375.090, Section Ind D Trustees Explain: _____

APN# 4-400-03

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 Nancy E Drouillard

Nancy E. Drouillard
Name (Please Print) _____

Escrow Number 96232624

STEWART TITLE OF NE NEVADA

Firm Name _____

810 Idaho Street

Address _____

Elko, NV 89801

City _____ State _____ Zip _____