

THIS INDENTURE, made this 1st day of December, 1996 by and

between RICHARD W. MCKAY, a married man, Party of the First

Part, and RICHARD A. MCKAY, an unmarried man, whose address is

3000 Executive Parkway, Bldg. 8, Suite 410, San Ramon,

California 94583, Party of the Second Part.

W I T N E S S E T H :

That the said Party of the First Part, for and in

consideration of the sum of TEN DOLLARS, (\$10.00) lawful money

of the United States, and other valuable consideration, to them

in hand paid by the said Party of the Second Part, the receipt

whereof is hereby acknowledged, does by these presents GRANT,

BARGAIN, SELL AND CONVEY unto the said Party of the Second Part,

and to its heirs and assigns, all the following described

property located in the County of Eureka, State of Nevada, more

particularly described as follows:

Lots five (5), six (6), seven (7), and eight (8), in

Block 74, according to the official plat or map of

said town of Eureka, approved by the United States

General Land Office on November 19, 1937.

APN: 01-066-01

TOGETHER WITH, all and singular, the tenements,

hereditaments and appurtenances thereunto belonging, or in

anywise appertaining, and the reversion and reversions,

remainder and remainders, rents, issues and profits thereof.

////
////
////
////
////

David A. Khan
Attorney At Law
3680 Grant Drive, Suite A
PO Box 2481
Reno, Nevada 89505
(702) 827-9300
FAX (702) 827-9322

TO HAVE AND TO HOLD, all and singular, the said premises, together with the appurtenances thereunto belonging, unto the said Party of the Second Part, and to its heirs and assigns. IN WITNESS WHEREOF, the Party of the First Part has herunto set his hands, the day and year first above written.

Richard W. Mckay
RICHARD W. MCKAY

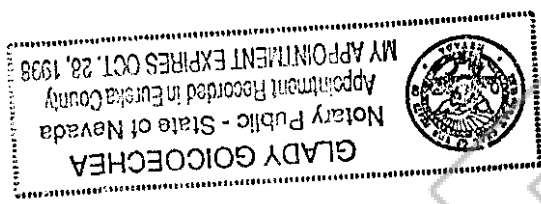
The undersigned, being the spouse of grantor set forth above, does by her signature below, join in the execution of this conveyance for the purpose of conveying her community property interest, if any, in the property which is the subject of this conveyance.

Anna Maria Mckay
ANNA MARIA MCKAY

STATE OF NEVADA
)
) ss:
)

On this 10th day of April, 1998, there personally appeared before me, a Notary Public, RICHARD W. MCKAY and ANNA MARIA MCKAY, personally known (or proved) to me to be the persons whose names are subscribed to the above instrument, who acknowledged to me that they executed the instrument.

Glady Goicoechea
NOTARY PUBLIC



BOOK 318 PAGE 558
OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
David & Annan, et al
98 APR 20 PM 1:22
EUREKA COUNTY NEVADA
REBATE/RECORDED FEES 8.00

170017

BOOK 318 PAGE 559

David A. Gahan
Attorney At Law
3680 Grant Drive, Suite A
Reno, Nevada 89505
PO Box 2481
(702) 827-9300
FAX (702) 827-9322

DECLARATION OF VALUE

Instrument # 170017

Full Value of Property Interest Conveyed \$ _____
 Less Assumed Liens & Encumbrances - _____
 Taxable Value (NRS 375.010) \$ _____
 Real Property Transfer Tax Due \$ 0
 If exempt, state reason. NRS 375.090, Section 11
 TRANSFER BETWEEN FATHER AND SON.

Explain:

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

INDIVIDUAL

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

Signature of Declarant

RICHARD W. MCKAY

Name (Please Print)

Address

Zip

State

City