

Grant, Bargain, and Sale Deed

THIS INDENTURE WITNESS That: HICKS, William E. and Robin R.

(hereinafter called "GRANTOR(S)")

In consideration of \$ 10.00-----, the receipt of which is hereby acknowledged, do hereby

Grant, Bargain, Sell and Convey to: PHIL BROWN WELDING AND REPAIR

(hereinafter called "GRANTEE(S)")

all that real property situate in the City of EUREKA, County of EUREKA

State of NEVADA, bounded and described as follows:


(Set forth legal description AND commonly known street address if known)

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

EXCEPTING AND RESERVING, however, to the United States, pursuant to the provisions of an Act of August 1, 1946, (60 Stat.755), all uranium, thorium, or any other material which is or may be determined to be peculiarly essential to the production of fissionable materials, whether or not of commercial value, together with the right of the United States through its authorized agents or representatives at any time to enter upon the land and prospect for, mine and remove the same.

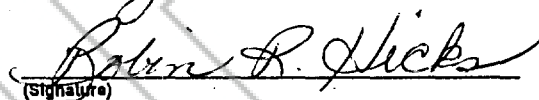
ASSESSORS PARCEL NO. 01-171-17

Together with all and singular hereditament and appurtenances thereunto belonging or in any way appertaining to.

IN WITNESS WHEREOF, I/We have hereunto set my hand/our hands this 23 day of June, 19 99
(Signature)

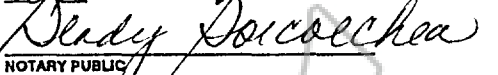
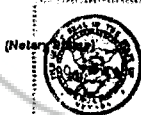
William E. Hicks

(Print or type name here)


(Signature)

Robin R. Hicks

(Print or type name here)

STATE OF Nevada)
COUNTY OF Eureka) ss.On this 23rd day of June, 19 99
personally appeared before me, a Notary Public,personally known to me to be the person whose name(s) is
subscribed to the above instrument who acknowledged that
they executed the instrument.
NOTARY PUBLICGLADY GOICOECHEA
Notary Public - State of Nevada
Appointment Recorded in Eureka County
No. 94-0329-8 - Expires October 28, 2002

RECORDING REQUESTED BY AND MAIL TO

NAME Phil Brown Welding & Repair
ADDRESS P.O. Box 478
CITY/ST/ZIP Eureka, NV 89316

If applicable mail tax statements to

NAME "same"
ADDRESS
CITY/ST/ZIP

SPACE BELOW THIS LINE FOR RECORDERS USE ONLY

BOOK 327 PAGE 487

Exhibit A

LEGAL DESCRIPTION

All that certain real property situate within a portion of the northeast ¼ of Section 23 and the northwest ¼ of Section 24, Township 19 North, Range 53 East, M.D.M., being more particularly described as follows:

BEGINNING at a point which bears N.05°06'21"E., 1,064.27 feet from the ¼ section corner common to Sections 23 and 24, Township 19 North, Range 53 East, M.D.M.;

THENCE S.05°26'38"E., 155.56 feet;

THENCE N.81°11'32"E., 158.14 feet;

THENCE S.18°16'00" W., 223.07 feet;

THENCE S.09°44'00"E., 150.00 feet;

THENCE S.70°07'07"W., 236.00 feet;

THENCE S.00°05'13"E., 489.48 feet to a point on the Townsite Boundary of the town of Eureka;

THENCE along said Townsite Boundary, S.89°51'06"W., 924.25 feet to the beginning of a nontangent curve concave to the southeast having a tangent bearing of N.00°08'56"W.;

THENCE leaving said Townsite Boundary, along said curve having a radius of 400.00 feet, a central angle of 45°26'32", an arc length of 317.25 feet;

THENCE N.45°17'36"E., 199.68 feet to the beginning of a curve concave to the northwest;

THENCE along said curve having a radius of 850.00 feet, a central angle of 15°44'43", an arc length of 233.59 feet,

THENCE N.29°32'53"E., 228.72 feet to the beginning of a curve concave to the southeast;

THENCE along said curve having a radius of 600.00 feet, a central angle of 08°07'03", an arc length of 85.01 feet,

THENCE N.37°39'55"E., 168.49 feet;

THENCE S.39°41'40"E., 154.73 feet;

THENCE N.56°42'30"E., 305.50 feet to the **POINT OF BEGINNING**.

As per Parcel Map For William E. & Robin R. Hicks, Official Records of Eureka County, Nevada File # 171933 dated 2/24/99

CONTAINING 16.19 acres, more or less.

BOOK 327 PAGE 488

COPY

BOOK 327 PAGE 487
OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
Phil Brown
99 JUN 25 PM 4:15
EUREKA COUNTY NEVADA
M.H. REBALEATI, RECORDER
FILE NO. FEES 9.00

172301

BOOK 327 PAGE 489

DECLARATION OF VALUE
Eureka COUNTY, NEVADA

Recording Date 6/25/99 Book 327 Page 487 Instrument # 172301

Full Value of Property Interest Conveyed \$ 20,000

Less Assumed Liens & Encumbrances --

Taxable Value (NRS 375.010, Section 4) \$

Real Property Transfer Tax Due \$ 26.50

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

☐ Escrow Holder only: Check if Real Property Transfer Tax is to be deferred under NRS 375.030, Section 3.

INDIVIDUAL

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

Philip R. Brown
Signature of Declarant

Philip R. Brown
Name (Please Print)

P.O. Box 478
Address

EA NV 89316
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 per NRS 375.030 Sec. 3 on 6/25/99