

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made this 22nd day of MARCH, 1999, by and between RUBY HILL MINING COMPANY, a Nevada Corporation, whose address is 340 Hardscrabble Road, Helper, UT 84526, Party of the First Part, and AL PARK PETROLEUM, INC., a Nevada Corporation whose address is 275 12th Street, P.O. Box 2877, Elko, NV 89801, Party of the Second Part;

WITNESSETH

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, to it in hand paid by the said Party of the Second Part, the receipt whereof is hereby acknowledged, does by these presents grant, bargain and sell unto the said Party of the Second Part all that certain parcel of land in Lot 1, of Section 14, Township 19 North, Range 53 East, M.D.B. & M., situate in the County of Eureka, State of Nevada more particularly described as follows to-wit:

Beginning at corner No. 2 of the Lupita Mill Site, Survey No. 49B ("Lupita Mill Site"):

Thence South 18° 03' 28" East 132.37 feet, more or less, along the east sideline of the said Lupita Mill Site to a point at which an existing fence intersects said east sideline;

Thence South 77° 30' 00" West 226.56 feet, being a course parallel to the north endline of the Lupita Mill Site, to a point on the west sideline of the Lupita Mill Site;

Thence North 17° 58' 57" West 132.37 feet, more or less, along the west sideline of the Lupita Mill Site to corner No. 3 of the Lupita Mill Site;

Thence North 77° 30' 00" East 226.56 feet along the north endline of the Lupita Mill Site to the point of beginning;

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.

SUBJECT TO:

- a. The Al Park Petroleum Product Storage Facilities;
- b. Lien of the 1999 general property taxes;

c. Rights of others with respect to existing roads, fence lines, railroad facilities, and power, telephone and pipe lines;

d. All exceptions, conditions, stipulations, reservations, easements, restrictions and encumbrances pertaining to the premises and contained in the patent from the United States of America or in conveyances to Ruby Hill and its predecessors in interest or disclosed by a physical inspection of the premises.

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

f. All terms and conditions of that certain Agreement between First Party and Second Party dated MARCH 22, 1999.

To have and to hold, all and singular the said premises, together with the appurtenances, unto the said Party of the Second Part, forever.

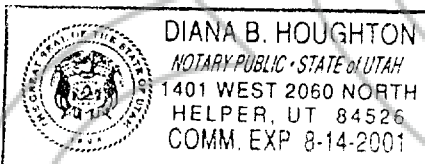
IN WITNESS WHEREOF, the said Party of the First Part has hereunto set its hand the day and year first above written.

RUBY HILL MINING COMPANY

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

State of Utah)
)ss.
County of CARBON)

This instrument was acknowledged before me on MARCH 22, 1999 by Gary L. Barker as President of Ruby Hill Mining Company.



Diana B. Houghton
NOTARY PUBLIC

(My commission expires 8-14-2001)

1136/forms/deedrubyhillmining

BOOK 327 PAGE 568
OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
Al Park Retirement
99 JUL 12 AM 11:13

EUREKA COUNTY NEVADA
M.N. REBALEATI, RECORDER
FILE NO. FEES \$ 9.00

172329

COPY

BOOK 327 PAGE 570

DECLARATION OF VALUE
Elko COUNTY, NEVADA

Recording Date 7-12-99 Book 327 Page 568 Instrument # 172329

Full Value of Property Interest Conveyed \$ _____

Less Assumed Liens & Encumbrances -- _____

Taxable Value (NRS 375.010, Section 4) \$ 30,100

Real Property Transfer Tax Due \$ 39.00

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.

A. Schwandt
Signature of Declarant

FOR AC PARK PETROLEUM
Name (Please Print)

PO Box 1600
Address

ELKO NV 89803
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 7.12.99