

174408

RECORDING REQUESTED BY:

Wilson and Barrows, Ltd.
442 Court Street
Elko, NV 89801

A.P.N. 7-250-25

GRANT, BARGAIN AND SALE DEED

FOR VALUE RECEIVED the undersigned Grantor does hereby grant, bargain and sell the following property in the County of Eureka, State of Nevada, to the following Grantee:

Grantor: Lester Grossman
Address: P.O. Box 35048
Las Vegas, NV 89133

Grantee: Wild Balance Corporation, a Nevada corporation
Address: P. O. Box 35048
Las Vegas, NV 89133

Estate conveyed: Fee simple

Legal description of property conveyed:

See Exhibit A attached hereto and made a part hereof.

TOGETHER WITH all buildings and 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.

DATED: ^{April} ~~March~~ 19, 2000

GRANTOR:



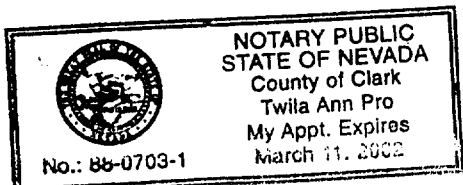
Lester Grossman

WILSON AND BARROWS, LTD.
ATTORNEYS AT LAW
442 Court St.
ELKO, NEVADA 89801

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STATE OF NEVADA,)
) ss.
COUNTY OF CLARK.)

On ~~March~~ ^{April} 19, 2000, personally appeared before me, a Notary Public,
Lester Grossman, personally known (or proved) to me to be the person whose name is
subscribed to the above instrument who acknowledged that he executed the above
instrument.



Twila Ann Pro
NOTARY PUBLIC

00030861.PP
March 20, 2000

DESCRIPTION

All that certain lot, piece or parcel of land situate in the County of Eureka, State of Nevada, described as follows:

Parcel Nos. 1, 2, 3 and 4 as shown on Parcel Map for Wild Balance Corp., filed in the office of the County Recorder of Eureka County on March 19, 1999, as File No. 172003, located in a portion of Section 4, Township 21 North, Range 54 East, M.D.B.&M.

EXCEPTING THEREFROM all the coal and other valuable minerals in the land so granted, together with the right to prospect for, mine and remove the same upon compliance with the conditions of and subject to the limitations of said Act of Congress of October 22, 1919 (41 Stat. 293-295), as reserved in Patent from the UNITED STATES OF AMERICA recorded January 24, 1956, in Book 24, Page 501, of Deed Records, Eureka County, Nevada.

TOGETHER WITH an easement for ingress and egress as granted by the United States of America, Bureau of Land Management, in document recorded September 28, 1998, in Book 321, Page 339, of Official Records, Eureka County, Nevada.

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OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
Wilson & Barrows, Ltd
00 MAY -1 AM 9:28

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

174408

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State of Nevada
Declaration of Value

1. Assessor Parcel Number(s)

- a) 7-250-25
b) _____
c) _____
d) _____

FOR RECORDERS OPTIONAL USE ONLY

Document/Instrument # 174408
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Date of Recording: 5-1-00
Notes: _____

2. Type of Property:

- a) ☒ Vacant Land b) ☐ Single Fam.Res.
c) ☐ Condo/Twnhse d) ☐ 2-4 Plex
e) ☐ Apt. Bldg. f) ☐ Comm'l/Ind'l
g) ☐ Agricultural h) ☐ Mobile Home
i) ☐ Other _____

3. Total Value/Sales Price of Property:

\$ _____

Deduct Assumed Liens and/or Encumbrances:

(_____)

(Provide recording information: Doc/Instrument #: _____ Book: _____ Page: _____)

Transfer Tax Value per NRS 375.010, Section 2:

\$ _____

Real Property Transfer Tax Due:

\$ - 0 -

4. If Exemption Claimed:

a. Transfer Tax Exemption, per NRS 375.090, Section: 10

b. Explain Reason for Exemption: Transfer of real property
to a corp. or business organization

5. Partial Interest: Percentage being transferred: _____ %

The undersigned Seller (Grantor)/Buyer(Grantee), declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1 1/2% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

SELLER (GRANTOR) INFORMATION

Seller Signature: [Signature]

Print Name: Lester Grossman

Address: P.O. Box 35048

City: Las Vegas,

State: NV 89133

Telephone: () _____

Capacity: _____

BUYER (GRANTEE) INFORMATION

Buyer Signature: [Signature]

Print Name: Wild Balance Corporation,
a Nevada corporation

Address: P.O. Box 35048

City: Las Vegas,

State: NV 89133

Telephone: () _____

Capacity: _____

COMPANY REQUESTING RECORDING

Co. Name: Wilson and Barrows, Ltd. Esc. #: _____

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)