

1 PARCEL NO. 01-022-10

174985

2 JOINT TENANCY GRANT, BARGAIN AND SALE DEED

3 THIS INDENTURE, made the 28th day of July, 2000,

4 by and between MINTA R. SAVAGE, a single woman, party of the first
5 part and hereinafter referred to as "Grantor", and MARK
6 MARTINSEN and JEAN MARTINSEN, husband and wife, as joint tenants
7 with full right of survivorship, parties of the second part and
8 hereinafter referred to as "Grantees";

9 W I T N E S S E T H:

10 That the said Grantor, for and in consideration of the
11 sum of Ten Dollars (\$10.00) lawful money of the United States of
12 America, and other good and valuable considerations, the receipt
13 whereof is hereby acknowledged, does hereby grant, bargain and sell
14 unto said Grantees, in joint tenancy and to the survivor of them
15 and to the heirs of such survivor, forever, all those certain lots,
16 pieces or parcels of land situate, lying and being in the County of
17 Eureka, State of Nevada, and bounded and particularly described as
18 follows, to-wit:

19 (SEE EXHIBIT "A" ATTACHED)

20
21 TOGETHER WITH ALL AND SINGULAR, the tenements,
22 hereditaments and appurtenances thereunto belonging and in anywise
23 appertaining, and the reversion and reversions, remainder and
24 remainders, rents, issues and profits thereof.

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LAW OFFICES
GARY D. FAIRMAN
A PROFESSIONAL CORPORATION
482 FIFTH STREET - P. O. BOX 5
ELY, NEVADA 89301
(775) 289-4422

3480200

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TO HAVE AND TO HOLD, ALL AND SINGULAR, the said premises together with the appurtenances, unto the said Grantees, as joint tenants and not as tenants in common, and to the heirs of the survivor of them, forever.

IN WITNESS WHEREOF, the said Grantor has hereunto set her hand the day and year first above written.

Minta R. Savage
MINTA R. SAVAGE

STATE OF NEVADA,)
COUNTY OF Eureka) ss.

On June 9, 2000, personally appeared before me, a Notary Public, MINTA R. SAVAGE, personally known or proved to me to be the person whose name is subscribed to the above instrument who acknowledged that she executed the instrument.

 MARYJO CASTANEDA
Notary Public - State of Nevada
Appointment Recorded in Eureka County
No: 97-2687-8 - Expires May 21, 2001

Maryjo Castaneda
NOTARY PUBLIC

GRANTEE'S ADDRESS:
131 Vandal Way
Eureka, Nevada 89316

EXHIBIT "A"
LEGAL DESCRIPTION

The land referred to herein is situated in the State of Nevada,
County of EUREKA, described as follows:

PARCEL 1:

Parcel 19 as shown on that certain Parcel Map for DAVID A. PASTORINO filed in the office of the County Recorder of Eureka County, State of Nevada, on April 24, 1989, as File No. 127110, being a portion of of Lot 13, Block A of RUBY HILL ESTATES SUBDIVISION, according to the official map thereof, filed in the office of the County Recorder of Eureka County, State of Nevada, on October 5, 1984, as File Number 96135 and amended May 15, 1985, as File Number 98941.

EXCEPTING THEREFROM all uranium, thorium or any other material which is or may be determined to be peculiarly essential to the production of fissionable materials, wether or not of commercial value in and under said land reserved by THE UNITED STATES OF AMERICA, in patent recorded December 19, 1947, in Book 23, Page 226, Deed Records, Eureka County, Nevada.

PARCEL 2:

Parcel 18 as shown on that certain Parcel Map for DAVID A. PASTORINO filed in the office of the County Recorder of Eureka County, State of Nevada, on April 24, 1989, as File No. 127110, being a portion of of Lot 13, Block A of RUBY HILL ESTATES SUBDIVISION, according to the official map thereof, filed in the office of the County Recorder of Eureka County, State of Nevada, on October 5, 1984, as File Number 96135 and amended May 15, 1985, as File Number 98941.

EXCEPTING THEREFROM all uranium, thorium or any other material which is or may be determined to be peculiarly essential to the production of fissionable materials, wether or not of commercial value in and under said land reserved by THE UNITED STATES OF AMERICA, in patent recorded December 19, 1947, in Book 23, Page 226, Deed Records, Eureka County, Nevada.

EXCEPTING THEREFROM that portion of said land more particularly described as follows:

All that certain real property being a portion of Parcel 18 as shown on that certain Parcel Map for DAVID A. PASTORINO filed
Continued on next page

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in the office of the County Recorder of Eureka County, on April 24, 1989 as File Number 127110 and being more particularly described as follows:

Commencing at the South 1/4 corner of Section 14, TOWNSHIP 19 NORTH, RANGE 53 EAST, M.D.B.&M. said point being a 1937 GLO brass cap;

THENCE North $45^{\circ}16'26''$ East, a distance of 1,501.21 feet to a point lying on the easterly right of way line of Vandal Way, said point being the beginning of a non tangent curve, concave to the Southeast having a radial bearing of North $88^{\circ}38'23''$ West, said point also being the true point of beginning;

THENCE leaving said easterly right of way line of Vandal Way, North $85^{\circ}16'33''$ East, a distance of 132.04 feet to a point, said point being the easterly corner common to said Parcel 18 and Parcel 19 as shown on said Parcel Map, File No. 127110;

THENCE South, a distance of 54.66 feet to a point, said point being the southeast corner of said Parcel 18;

THENCE along the southerly line of said Parcel 18, North $87^{\circ}45'47''$ West, a distance of 131.89 feet to a point lying on said easterly right of way line of Vandal Way, said point being the beginning of a non tangent curve, concave to the Southeast, having a radial bearing of North $89^{\circ}14'08''$ East;

THENCE northerly along said easterly right of way line of Vandal Way, 38.64 feet along the arc of said curve, having a radius of 1,042.00 feet, through a central angle of $02^{\circ}07'29''$, to the true point of beginning.

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BOOK 336 PAGE 012
OFFICIAL RECORDS
RECORDED AT THE REQUEST OF
Stewart J. H.
00 JUL 31 PM 3:39

EUREKA COUNTY NEVADA
M.N. REBALEATI, RECORDER
FILE NO. FEES \$10.00
174985

BOOK 336 PAGE 15

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s):

- a) 01-022-10
- b) _____
- c) _____
- d) _____

2. Type of Property:

- a) _____ Vacant Land
- b) XX Single Family Res.
- c) _____ Condo/Townhouse
- d) _____ 2-4 Plex
- e) _____ Apartment Bldg.
- f) _____ Comm'l/Ind'l
- g) _____ Agricultural
- h) _____ Mobile Home
- i) Other: _____

FOR RECORDERS OPTIONAL USE ONLY	
Document/Instrument No.:	<u>174985</u>
Book:	<u>336</u> Page: <u>12</u>
Date of Recording:	<u>7/31/00</u>
Notes:	_____

3. Total Value/Sales Price of Property

\$ 105,000.00

Deduct Assumed Liens and/or Encumbrances:

\$(_____)

Provide recording information: Doc/Instrument No.:

Book: _____ Page: _____

Transfer Tax Value per NRS 375.010, Section 2:

\$ 105,000.00

Real Property Transfer Tax Due:

\$ 136.50

4. If Exemption Claimed:

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

b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: 100 %

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

BUYER (GRANTEE) INFORMATION

Seller Signature: Minta R. Savage
 Print Name: MINTA R. SAVAGE
 Address: 131 VANDAL WAY
 City/State/Zip: EUREKA, NV 89316
 Telephone: _____
 Capacity: _____

Buyer Signature: _____
 Print Name: MARK E. MARTINSEN
 Address: 7115 W. ARABIAN WAY
 City/State/Zip: WEST VALLEY, UT 84126
 Telephone: _____
 Capacity: _____

COMPANY REQUESTING RECORDING

Company Name: STEWART TITLE OF NORTHEASTERN NEVADA Escrow No.: 0027-843

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