

SPECIAL WARRANTY DEED

THIS DEED, dd the 30<sup>th</sup> day of September, 2002, by and between Windfall Venture a Colorado general partnership, whose address is P. O. Box 2183, Grand Junction, Colorado 81502 (the "Grantor") and DI Co. of Nevada, a Nevada corporation, whose address is 1112 River Street, Elko, NV 8980 "Grantee").

The Grantor, for Ten Dars in hand paid by Grantee to Grantor, and other good and valuable consideration, the rece and sufficiency of which are hereby acknowledged by Grantor, hereby grants, bargains, sells, asfers, and conveys unto Grantee, its successors and assigns, all of Grantor's right, title, interest, possession, claim, and demand, whatsoever, subject, however, to the reservations and exptions specified below, in and to the unpatented lode mining claims located within the Eurt Mining District, Eureka County, Nevada, as more particularly described in Schedule attached hereto and by this reference made a part hereof (the "Property"), and all interest in and the Property hereafter acquired by Grantor, its successors or assigns, together with all and singular the mines, minerals, lodes, veins, dips, spurs, angles, water rights, if any, tenements, hereaments, rights, privileges, and appurtenances to the same belonging, or in anywise appertainin without condition or qualification, except as to the conveyances and reservations of royalty and reversionary rights as described below.

TO HAVE AND TO HOLD, all and singular the interests herein assigned unto Grantee, its successors and assigns forever.

Grantor warra and represents that, other than the exceptions described in 1. and 2. below, it has not assign or conveyed its interest or any of its rights in and to the Property to any other party and the Grantor will defend title to the Property against, but only against, any persons claiming the ole or any part of the Property by, through or under Grantor, with the following exceptions:

1. The royalty interests created pursuant to the Royalty Deed from Windfall Venture to Suzanne K. Wilson et recorded in Book 289 at Page 478 et seq. in the Official Records in the office of the Recorder Eureka County, Nevada. Grantor represents that the current holders of these royalties and th respective percentages of the total royalty burden are:

Suzanne K. Wilson	9.659 %
William B. Wilson	9.659 %
liet R. Wilson	9.659 %
ollis C. Wilson	9.659 %
amothy K. Wilson	12.500 %

Gregory A. Wilson	12.500 %
Bert G. Wilson	6.667 %
E. Foster	6.697 %
Don Edmonds	6.667 %
Bert G. Wilson, Trustee	<u>13.333 %</u>
Total	100.000 %

2. Should Grantee elect to either not perform assessment work or to pay required claim maintenance fees to the Bureau of Land Management in lieu of assessment work with respect to any of the unpatented mining claims comprising the Property or any amended locations or relocations of such class, Grantee shall quitclaim its title and interest in such unpatented claims at least 60 days prior to the date that such assessment work or payment of claim maintenance fees is due to the following individuals, in the following percentages:

Zanne K. Wilson	12.5 %
William B. Wilson	12.5 %
Robert R. Wilson	12.5 %
Ellis C. Wilson	12.5 %
Anthony K. Wilson	25.0 %
Gregory A. Wilson	<u>25.0 %</u>
Total	100.0 %

Except for the Special Warranty of title specified above, Grantor makes no other warranties of title, express or implied.

IN WITNESS WHEREOF, Grantor has executed this Deed as of the date first set forth above.

WINDFALL VENTURE,  
a Colorado general partnership

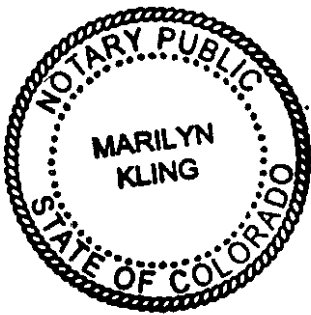
By: W. L. Wilson  
W. L. Wilson, Managing Partner

STATE OF COLORADO )  
COUNTY OF *Man* ) ss.  
 )

On the 30<sup>th</sup> day of September, 2002 W. L. Wilson, a General Partner of Windfall Venture, who, being sworn, acknowledged that he executed the foregoing instrument on behalf of Windfall Vere, for all of the purposes therein mentioned.

WITNESS my hand and official seal.

My commission expires: 6-29-05



*Marilyn Kling*  
Notary Public

SCHEDULE I  
TO  
SPECIAL WARRANTY DEED

PROPERTY

Those certain unpatented lode mining claims, the names of which together with the book and page of the location certificates thereof, are, respectively, as follows: The abbreviation "O.R." used below means Official Records in the office of the Recorder of Eureka County, Nevada. The mining claims are situ in T.18 N., R. 53 E., MDB&M, Eureka County, Nevada.

DATA	EUREKA COUNTY RECORDATION			
	CLAIM NAME	BLM SERIAL NO.	BOOK.....	PAGE
	Rambler # 1	723008	288	290
	Rambler # 2	723009	288	291
	W-4	723010	288	292
	W-11	723011	288	293
	W-33	723012	288	294
	W-34	723013	288	295
	Summit	723014	288	296
	Gold	723015	288	297
	Gold No.	723016	288	298

BOOK 351 PAGE 048  
OFFICIAL RECORDS  
RECORDED AT THE REQUEST OF  
*High Desert Mineral Resources, Inc.*  
02 OCT 11 PM 1:23

EUREKA COUNTY NEVADA  
M.H. REGALEATI, RECORDER  
FILE NO. FEES \$17.00

**178881**

***GOLD***  
***Hh Desert Mineral Resources Inc.***

1112 River Street  
Elko, Nevada 89801

775-753-8584 (Phone)  
775-753-4278 (Fax)

October 10, 2002

Eureka County Recorder  
P.O. Box 556  
Eureka, NV 89316

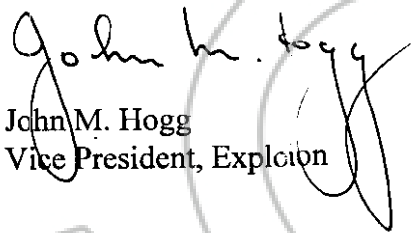
Dear Sir or Madam:

Enclosed for recording is a Special Warranty Deed for claims situate in T.18 N., R. 53E., MDB&M, Eureka Co., Nevada. Also enclosed is a check in the amount of \$17 to cover the recording fee (\$14 for first page and \$3 for the 3 subsequent pages).

Please return the record documents to me at the above address. Please call me if you have any questions.

Sincerely yours,

DFH CO. OF NEVADA HIGH DESERT MINERAL RESOURCES INC.

  
John M. Hogg  
Vice President, Exploration

# STATE OF NVADA

## DECLARATIN OF VALUE

## 1. Assessor Parcel mber (s)

a) \_\_\_\_\_  
 b) \_\_\_\_\_  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

## FOR RECORDERS OPTIONAL USE ONLY

Document/Instrument#: 178881  
 Book: 351 Page: 048  
 Date of Recording: October 11, 2002  
 Notes: \_\_\_\_\_

## 2. Type of Property

a) <input type="checkbox"/>	Vacand	b) <input type="checkbox"/>	Single Fam Res.
c) <input type="checkbox"/>	Condmhse	d) <input type="checkbox"/>	2-4 Plex
e) <input type="checkbox"/>	Apt. B	f) <input type="checkbox"/>	Comm'l/Ind'l
g) <input type="checkbox"/>	Agricul	h) <input type="checkbox"/>	Mobile Home
i) <input checked="" type="checkbox"/>	Other		

## 3. Total Value/Sal Price of Property:

Deed in Lieu of Pclosure Only (value of property) \$ \_\_\_\_\_  
 Transfer Tax Val: \$ \_\_\_\_\_  
 Real Property Traer Tax Due: \$ \_\_\_\_\_

## 4. If Exemption Cited:

a. Transfer Taxmption, per NRS 375.090, Section: \_\_\_\_\_

b. Explain Reason for Exemption: SPECIAL WARRANTY DEED APPLIES  
TO UNTESTED MINING CLAIMS

5. Partial Interest: Percentage being transferred: 100 %

The undersigned dees and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, tthe information provided is correct to the best of their information and belief, and can be sorted by documentation if called upon to substantiate the information provided herein. Furthermore, the disallowance of any claimed exemption, or other determination of additional tax duay result in a penalty of 10% of the tax due plus interest at 1% per month.

Pursuant to NRS 3030, the Buyer and Seller shall be jointly and severally liable for any additional amount ed.

Signature John H. Hagg Capacity V.P. EXPLORATION  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

## SELLER (GRANOR) INFORMATION

(REQUIRED)

Print Name: WALL VENTURE  
 Address: P.O. 2183  
 City: GAB JUNCTION  
 State: C Zip: 81502

## BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: DFH Co. of NEVADA  
 Address: 1112 RIVER ST  
 City: ELKO  
 State: NV Zip: 89801

## COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: John Hagg for DFH Co. of NEVADA Escrow # \_\_\_\_\_  
 Address: 1112 RIVER ST  
 City: ELKO State: NV Zip: 89801

(AS A 3LIC RECORD THIS FORM MAY BE RECORDED)