

MAIL TAX STATEMENT AND  
WHEN RECORDED RETURN TO:  
RLF Nevada Properties, LLC  
523 S. Cascade Avenue, Suite E  
Colorado Springs, CO 80903

Escrow No. 06004820-SH  
Title No. 06012704

**DOC # 0207360**

12/27/2006

03:19 PM

**Official Record**

Recording requested By  
STEWART TITLE CO

Eureka County - NV

Mike Rebaleati - Recorder

Fee: \$17.00

Page 1 of 4

RPTT: \$393.90

Recorded By FES

Book- 0449 Page- 0203



0207360

**APN: 004-360-04; 004-370-06**

### GRANT BARGAIN AND SALE DEED

**THIS GRANT BARGAIN & SALE DEED** is made this 7<sup>th</sup> day December, 2006 of by and between **NEVADA LAND AND RESOURCE COMPANY, LLC**, a Nevada limited liability company whose address is 3480 GS Richards Boulevard, Suite 101, Carson City, Nevada, 89703, hereafter referred as "**GRANTOR**," and **RLF NEVADA PROPERTIES, LLC**, a Colorado limited liability company whose address is 523 S. Cascade Avenue, Suite E, Colorado Springs, CO 80903, hereafter referred as "**GRANTEE**,"

**GRANTOR**, in consideration for the sum of Ten Dollars (\$10.00), lawful money of the United States, and other good and valuable consideration to **GRANTOR** in hand paid by the **GRANTEE**, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, and sell to **GRANTEE**, and to **GRANTEE**'s successors and assigns forever, all right, title and interest in and to that certain real property situated in Eureka County, State of Nevada, and more particularly described on Exhibit "A", attached hereto.

**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, except as otherwise expressly provided in this Deed.

**GRANTOR** hereby retains a non-exclusive roadway, utility and access easement not greater than forty (40) feet in width, located along existing trails and tracks. This easement may be relocated and aligned by **GRANTOR** in such location as **GRANTEE** and **GRANTOR** reasonably agree, provided that **GRANTOR** is solely responsible for all costs incurred in the relocation of such easement.

**GRANTOR** makes no representation or warranty concerning the effect of that certain Minerals Lease dated August 3, 1987 by and between Southern Pacific Land Company, a

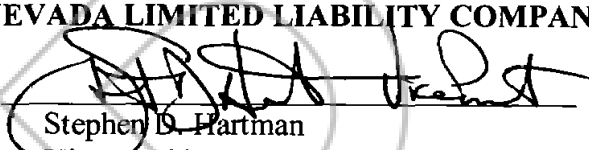
California corporation, as lessor, and SFP Minerals Corporation, a Nevada corporation, as lessee, to the degree or the extent that the same applies and is enforceable against the property described in this Grant, Bargain and Sale Deed, if at all, provided that Grantor reserves to itself all rents and mineral production royalties payable by the lessee under such Minerals Lease during its term.

**TO HAVE AND TO HOLD** the said premises above bargained and described with the appurtenances, unto the said **GRANTEE**, and to **GRANTEE**'s heirs, and successors and assigns forever.

**IN WITNESS WHEREOF**, the **GRANTOR** has executed this conveyance the day and year first above written.

**NEVADA LAND AND RESOURCE COMPANY, LLC,  
A NEVADA LIMITED LIABILITY COMPANY**

By:

  
Stephen D. Hartman  
Vice President

STATE OF NEVADA )  
 ) ss.  
COUNTY OF CARSON CITY )

This instrument was acknowledged before me on this 7<sup>th</sup> day of December, 2006 by Stephen D. Hartman, its Vice President of/for Nevada Land and Resource Company, LLC, a Nevada limited liability company.

*Elizabeth Leisek*

Notary Public

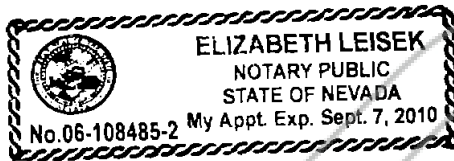


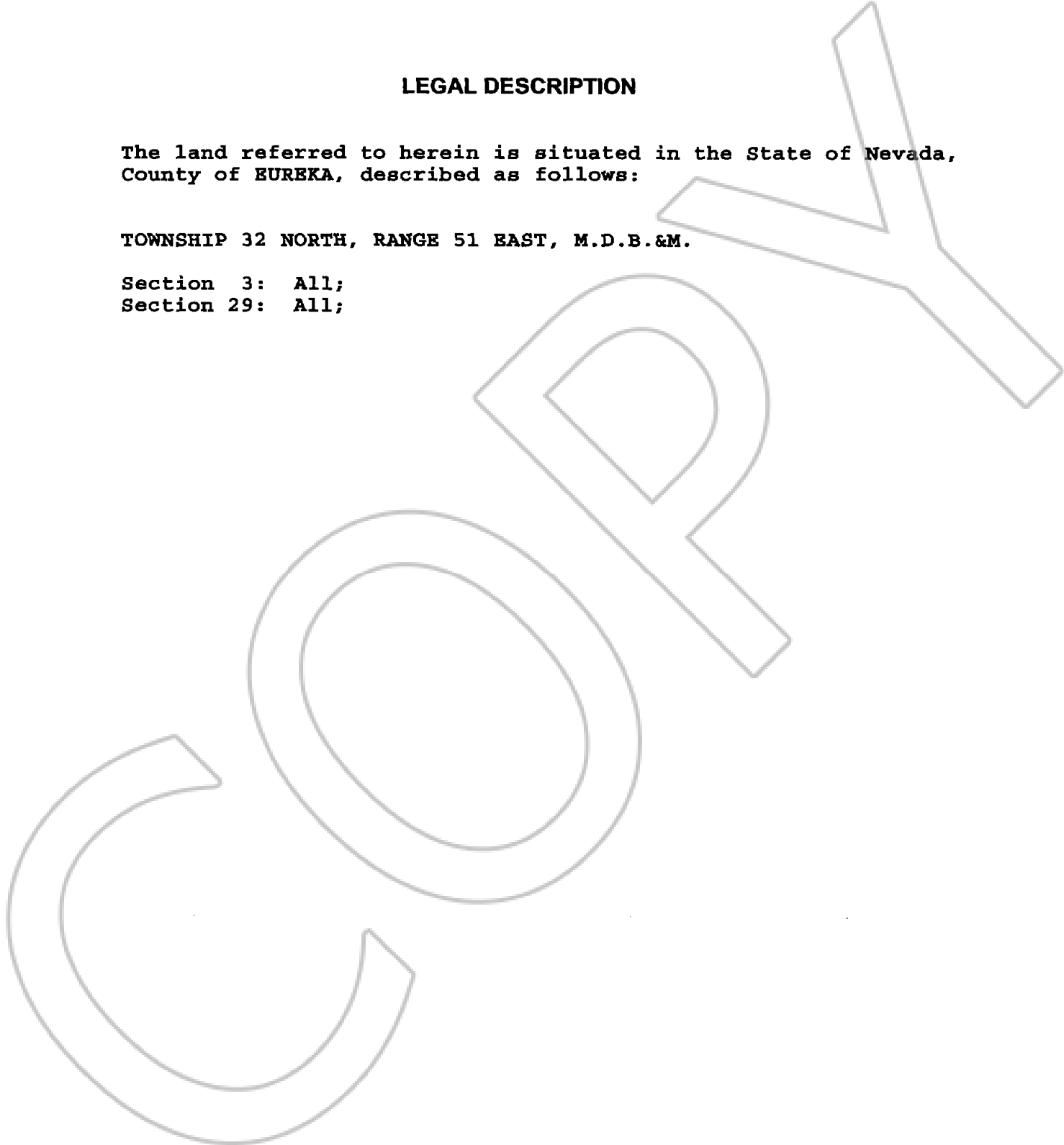
Exhibit "A"

**LEGAL DESCRIPTION**

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

TOWNSHIP 32 NORTH, RANGE 51 EAST, M.D.B.&M.

Section 3: All;  
Section 29: All;



**STATE OF NEVADA  
DECLARATION OF**

1. Assessor Parcel Number(s): Eureka 04-360-04, 04-370

**DOC # DV-207360**

12/27/2006 03:19 PM  
**Official Record**

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 \_\_\_\_\_

Doc  
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Not

Recording requested By  
STEWART TITLE CO

**Eureka County - NV  
Mike Rebaleati - Recorder**

Page 1 of 2 Fee: \$17.00  
Recorded By: FES RPTT: \$393.90  
Book- 0449 Page- 0203

3. Total Value/Sales Price of Property: ..... \$100,980.69  
 Deed in Lieu of Foreclosure Only (value of property) ..... \$ \_\_\_\_\_  
 Transfer Tax Value: ..... \$100,980.69  
 Real Property Transfer Tax Due: ..... \$393.90

4. **If Exemption Claimed**

- a. Transfer Tax Exemption, per NRS 375.090, Section \_\_\_\_\_
- b. Explain Reason for Exemption: \_\_\_\_\_

5. Partial Interest: Percentage being transferred: \_\_\_\_\_ %

The undersigned 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 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% per month.

**Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.**

Signature \_\_\_\_\_  
Capacity \_\_\_\_\_

Signature James W. Heisig  
Capacity Grantee

**SELLER (GRANTOR) INFORMATION**  
(Required)

**BUYER (GRANTEE) INFORMATION**  
(Required)

Print Name: Nevada Land and Resource Company, LLC  
Address: 3480 GS Richards Blvd. #101  
City/State/Zip: Carson City, NV 89703

Print Name: RLF Nevada Properties, LLC  
Address: 523 S. Cascade Avenue Suite E  
City/State/Zip: Colorado Springs, CO 80903

**COMPANY REQUESTING RECORDING**

Co. Name: Tigor Title of Nevada, Inc.  
5441 Kietzke Lane, Suite 100  
Reno, NV 89511

Esc #: 6004820-SH

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s) Eureka 04-360-04, 04-370-06

FOR RECORDERS OPTIONAL USE ONLY	
Document Instrument No.:	
Book:	Page:
Date of Recording:	

2. Type of Property:

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- c)  Condo/Twnhse
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Signature [Handwritten Signature]  
Capacity \_\_\_\_\_

Signature \_\_\_\_\_  
Capacity \_\_\_\_\_

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(Required)

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