

APN – N/A unpatented mining claims  
Recorded at the request of and  
when recorded return to:  
Golden Pick LLC  
2215 North 5th Street  
Elko, Nevada 89801  
Attention Land Department

EUREKA COUNTY, NV  
RPTT:\$0.00 Rec:\$35.00  
\$35.00 Pgs=3  
THOMAS P. ERWIN P.C.  
LISA HOEHNE, CLERK RECORDER  
2019-239347  
08/05/2019 04:39 PM  
E08

The undersigned affirms that this document  
does not contain the personal information of any person.

### Deed of Unpatented Mining Claims

This Deed of Unpatented Mining Claims ("Deed") is made effective on the date stated below by Ivy Minerals Inc., an Idaho corporation, whose address is 501 King Street, Beaufort, South Carolina 29902 ("Grantor"), and Golden Pick LLC, a Nevada limited liability company, whose address is stated above ("Grantee").

Grantor, for and in consideration of the sum of Ten Dollars (\$10.00), lawful money of the United States of America, to Grantor paid by Grantee, and other good and valuable consideration, the receipt of which is acknowledged, grants, bargains and sells to Grantee and Grantee's successors and assigns forever, the MANY unpatented mining claims situated in Eureka County, State of Nevada, more particularly described in Exhibit A attached to this Deed (the "Property").

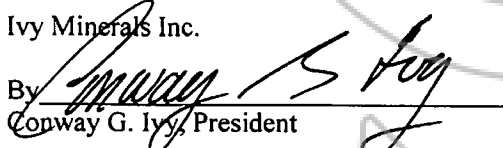
Together with all dips, spurs, and angles, in and to all the ores, mineral-bearing quartz, rock and earth or other deposits, and in and to all of the rights, privileges, franchises, tenements, hereditaments and appurtenances belonging or appertaining to the unpatented mining claims, including all after acquired title, and all data and information owned by Grantor concerning the geology and minerals in, on and under the Property.

This Deed is made in accordance with and subject to the Purchase Agreement between Grantor and Grantee dated July 29, 2019.

Grantor has executed this Deed on July 25, 2019.

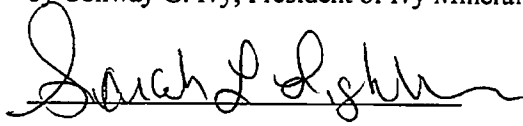
Ivy Minerals Inc.

By

  
Conway G. Ivy, President

STATE OF SOUTH CAROLINA )  
 )ss.  
COUNTY OF BEAUFORT )

This Deed of Unpatented Mining Claims was acknowledged before me on July 25, 2019  
by Conway G. Ivy, President of Ivy Minerals Inc.



Notary Public

My Commission expires: March 07, 2027

**SARAH L. LIGHTSEY**  
**NOTARY PUBLIC**  
**STATE of SOUTH CAROLINA**  
**My Commission Expires March 7, 2027**

**Exhibit A**  
**Description of Unpatented Mining Claims**  
**Eureka County, Nevada**

| Claim Name | BLM NMC Serial # | Eureka County Recording |         | Location Date |
|------------|------------------|-------------------------|---------|---------------|
| MANY 1     | 1096056          | 225279                  | 558/43  | 9/5/2013      |
| MANY 2     | 1096057          | 225280                  | 558/44  | 9/5/2013      |
| MANY 3     | 1096058          | 225281                  | 558/45  | 9/5/2013      |
| MANY 4     | 1096059          | 225282                  | 558/46  | 9/5/2013      |
| MANY 5     | 1096060          | 225283                  | 558/47  | 9/5/2013      |
| MANY 6     | 1096061          | 225284                  | 558/48  | 9/5/2013      |
| MANY 7     | 1096062          | 225285                  | 558/49  | 9/5/2013      |
| MANY 8     | 1096063          | 225286                  | 558/50  | 9/5/2013      |
| MANY 9     | 1096064          | 225287                  | 558/51  | 9/5/2013      |
| MANY 10    | 1096065          | 225288                  | 558/52  | 9/5/2013      |
| MANY 11    | 1096066          | 225289                  | 558/53  | 9/5/2013      |
| MANY 12    | 1096067          | 225290                  | 558/54  | 9/5/2013      |
| MANY 13    | 1096068          | 225291                  | 558/55  | 9/6/2013      |
| MANY 14    | 1096069          | 225292                  | 558/56  | 9/6/2013      |
| MANY 15    | 1096070          | 225293                  | 558/57  | 9/6/2013      |
| MANY 16    | 1096071          | 225294                  | 558/58  | 9/6/2013      |
| MANY 17    | 1096072          | 225295                  | 558/59  | 9/6/2013      |
| MANY 18    | 1096073          | 225296                  | 558/60  | 9/6/2013      |
| MANY 19    | 1096074          | 225297                  | 558/61  | 9/6/2013      |
| MANY 20    | 1096075          | 225298                  | 558/62  | 9/6/2013      |
| MANY 21    | 1096076          | 225299                  | 558/63  | 9/6/2013      |
| MANY 22    | 1096077          | 225300                  | 558/64  | 9/6/2013      |
| MANY 25    | 1096078          | 225301                  | 558/65  | 9/5/2013      |
| MANY 26    | 1096079          | 225302                  | 558/66  | 9/5/2013      |
| MANY 27    | 1096080          | 225303                  | 558/67  | 9/6/2013      |
| MANY 28    | 1096081          | 225304                  | 558/68  | 9/6/2013      |
| MANY 29    | 1096082          | 225305                  | 558/69  | 9/6/2013      |
| MANY 30    | 1096083          | 225306                  | 558/70  | 9/6/2013      |
| MANY 31    | 1096084          | 225307                  | 558/71  | 9/6/2013      |
| MANY 32    | 1096085          | 225308                  | 558/72  | 9/6/2013      |
| MANY 33    | 1096086          | 225309                  | 558/73  | 9/6/2013      |
| MANY 34    | 1096087          | 225310                  | 558/74  | 9/6/2013      |
| MANY 35    | 1096088          | 225311                  | 558/75  | 9/6/2013      |
| MANY 36    | 1096089          | 225312                  | 558/76  | 9/6/2013      |
| MANY 37    | 1096090          | 225313                  | 558/77  | 9/6/2013      |
| MANY 38    | 1096091          | 225314                  | 558/78  | 9/6/2013      |
| MANY 39    | 1096092          | 225315                  | 558/79  | 9/6/2013      |
| MANY 40    | 1096093          | 225316                  | 558/80  | 9/6/2013      |
| MANY 41    | 1096094          | 225317                  | 558/81  | 9/6/2013      |
| MANY 42    | 1096095          | 225318                  | 558/82  | 9/6/2013      |
| MANY 72    | 1096125          | 225348                  | 558/112 | 9/20/2013     |
| MANY 73    | 1096126          | 225349                  | 558/113 | 9/20/2013     |

# STATE OF NEVADA DECLARATION OF VALUE

## 1. Assessor Parcel Number (s)

- a) N/A - unpatented mining claims  
b) \_\_\_\_\_  
c) \_\_\_\_\_  
d) \_\_\_\_\_

## 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

### FOR RECORDERS OPTIONAL USE ONLY

Notes: \_\_\_\_\_

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

Deed in Lieu of Foreclosure Only (value of property) \$ 0  
Transfer Tax Value: \$ \_\_\_\_\_  
Real Property Transfer Tax Due: \$ 0

## 4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: (8)  
b. Explain Reason for Exemption: \_\_\_\_\_  
Unpatented mining claims

## 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 *Thomas P. Erwin* Capacity Seller  
Signature \_\_\_\_\_ Capacity \_\_\_\_\_

## SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Ivy Minerals Inc.  
Address: 501 King Street  
City: Beaufort  
State: SC Zip: 29902

## BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Golden Pick LLC  
Address: 2215 North 5th Street  
City: Elko  
State: Nevada Zip: 89801

## COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Thomas P. Erwin Escrow # \_\_\_\_\_  
Address: 241 Ridge Street, Suite 210  
City: Reno State: NV Zip: 89501

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)

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## 2. Type of Property:

- |  |              |                             |                 |
|--|--------------|-----------------------------|-----------------|
| a) <input type="checkbox"/>            | Vacant Land  | b) <input type="checkbox"/> | Single Fam Res. |
| c) <input type="checkbox"/>            | Condo/Twnhse | d) <input type="checkbox"/> | 2-4 Plex        |
| e) <input type="checkbox"/>            | Apt. Bldg.   | f) <input type="checkbox"/> | Comm'l/Ind'l    |
| g) <input type="checkbox"/>            | Agricultural | h) <input type="checkbox"/> | Mobile Home     |
| i) <input checked="" type="checkbox"/> | Other        |                             |                 |

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Signature [Signature] Capacity Treasurer & Secretary  
Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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