

APN: N/A

**Mailing Address of Grantee or Other
Person Requesting Recording:**

Wilson | Barrows | Salyer | Jones
442 Court Street
Elko, Nevada 89801

EUREKA COUNTY, NV

RPTT:\$0.00 Rec:\$37.00

\$37.00

Pgs=6

2024-254110

12/27/2024 02:22 PM

WILSON BARROWS SALYER JONES

KATHERINE J. BOWLING, CLERK RECORDER E07

Mail Tax Statements to:

William Kay Wilson
2017 E 3/4 Road
Grand Junction, Colorado 81507

Social Security Number Affirmation Statement:

☒ In accordance with NRS 239B.030, the undersigned person recording this document hereby affirms that this document does not contain personal information, including full social security number of any person;

-OR-

☐ In accordance with NRS 239B.030, the undersigned person recording this document hereby affirms that this document does contain personal information, including full social security number of a person.

Brianna Danner

Legal Assistant

Name

Title

Signature

Title of Document Recorded:

ROYALTY DEED

WILSON | BARROWS | SALYER | JONES

442 Court Street Elko, Nevada 89801 | 775.738.7271

ROYALTY DEED

The undersigned Grantor hereby grants, bargains and sells the below described real property in the Counties of Eureka and Lander, State of Nevada, to the following Grantees:

Grantor:	William Brent Wilson, a married man conveying his sole and separate property		
Grantee No. 1:	William Kay Wilson and Sigismund Ross Wilson, as Co-Trustees of the Brent Wilson Descendants Cortez Royalty Trust	50%	
Grantee No. 2:	William Kay Wilson and Sigismund Ross Wilson, as Co-Trustees of the Brent Wilson Spousal Cortez Royalty Trust	50%	

I.

RECITALS AND DEFINED TERMS

1.1 Grantor, and others, being the successors in interest to Idaho Mining Corporation, a dissolved corporation (the "Idaho Successors"), were parties to the following conveyances and agreements:

A. Special Warranty Deed Conveying Overriding Royalty Interest dated June 30, 1993, recorded in Book 396, commencing at Page 23 in Lander County, and Book 248, commencing at Page 284 in Eureka County, as corrected by Correction Special Warranty Deed Conveying Overriding Royalty Interest dated August 9, 1993, recorded in Book 400, commencing at Page 328 in Lander County, and in Book 253, commencing at Page 405 in Eureka County (referred to herein as the "Royalty Deed").

B. Special Warranty Deed and Bill of Sale dated June 30, 1993, recorded in Book 396, commencing at Page 160 in Lander County, and in Book 248, commencing at Page 422 in Eureka County, as corrected by Correction Special Warranty Deed and Bill of Sale dated August 9, 1993, recorded in Book 400, commencing at Page 599 in Lander County, and in Book 254, commencing at Page 142 in Eureka County.

C. Special Warranty Deed Conveying Interest in Overriding Royalty from the **Idaho Successors**, to Placer Dome U.S. Inc. and Kennecott Exploration (Australia) Ltd., dated June 30, 1993, recorded in Book 396, commencing at Page 276 in Lander County, and in Book 249, commencing at Page 1 in Eureka County, as corrected by Correction Special Warranty Deed Conveying Interest in Overriding Royalty dated August 9, 1993, recorded in Book 400, commencing at Page 458 in Lander County, and in Book 254, commencing at Page 001 of the Official Records of Eureka County (referred to herein as the "Placer-Kennecott Deed").

D. Memorandum of Surviving Provisions of the Exchange Agreement dated June 30, 1993, recorded in Book 396, commencing at Page 151 in Lander County, and in Book 248, commencing at Page 412 in Eureka County, as corrected by Corrected Memorandum of Surviving Provisions of Exchange Agreement dated August 9, 1993, recorded in Book 400, commencing at Page 589 in Lander County, and in Book 254, commencing at Page 132 in Eureka County.

E. Exchange Agreement dated June 30, 1993 as amended by First Amendment of Exchange Agreement dated August 9, 1993, memoranda of which are recorded as set forth in subparagraph D above.

F. Clarification Agreement between the Cortez Joint Venture, Cortez Gold Mines, Placer Dome U.S. Inc., Kennecott Exploration (Australia), Ltd., Idaho Resources Corporation and the **Idaho Successors**. This document is dated August 11, 1995 and is recorded in Book 421, commencing at Page 205 in Lander County, and in Book 287, commencing at Page 552, in Eureka County.

G. Special Warranty Deed Conveying an Interest in Overriding Royalty dated September 1, 1999 from Grantor herein to Royal Gold, Inc., recorded in Book 468, commencing at page 106 in Lander County (referred to herein as the "**Royal Gold Deed**").

H. Special Warranty Deed Conveying an Interest in Overriding Royalty dated October 31, 2008 and recorded in Book 482, commencing at page 1 in Eureka County, and in Book 592, commencing at Page 912, Lander County (referred to herein as the "**Barrick Deed**").

I. Personal Representative's Deed Conveying Interests in Overriding Royalty dated October 8, 2013 and recorded in Book 651 at Page 625 of the records of Lander County, Nevada, and in Book 555 at Page 286 of the records of Eureka County, Nevada, from the Estate of Joan Wilson to The Wilson Family Trust.

J. Royalty Deed dated June 5, 2020, to be effective for production beginning May 1, 2020, recorded at Reception Number 293505, Lander County, and at Reception Number 2020-240716, Eureka County, from The Wilson Family Trust to its beneficiaries, including Grantor herein.

The instruments listed above in 1(A) through 1(F) are incorporated herein by reference and are referred to collectively as the "**Idaho Conversion Documents**."

1.2 The rights and interests conveyed to the **Idaho Successors** by the **Idaho Conversion Documents**, as diminished by the portion of those rights and interests conveyed by the **Idaho Successors** under the **Placer-Kennecott Deed** and the **Royal Gold Deed**, are referred to in this Deed as the "**Royalty Interests**." The description of the properties under control of the successor to the Cortez Joint Venture, (currently **Barrick Cortez LLC and Nevada Gold Mines LLC**), (the "**Subject Area**"), and which are subject to payment of royalties to the Grantor, include all properties within a defined **Area of Interest** which is described in the **Barrick Deed**. The **Royalty Interests**, which pertain and attach to the Subject Area are referred to as the "**Subject Interests**."

1.3 Wherever the context so requires in this Deed, use of a masculine word form shall include the feminine or neuter forms thereof, use of a singular form shall include the plural and vice versa.

II.

CONVEYANCE

2.1 Without consideration, Grantor hereby grants, bargains, sells, deeds and conveys to Grantees all of Grantor's right, title and interest, including any and all after acquired title, in and under the **Subject Interests**, being limited to the interests which attach and/or pertain to the **Subject Area** as follows:

Grantee No. 1:	William Kay Wilson and Sigismund Ross Wilson, as Co-Trustees of the Brent Wilson Descendants Cortez Royalty Trust	50%
Grantee No. 2:	William Kay Wilson and Sigismund Ross Wilson, as Co-Trustees of the Brent Wilson Spousal Cortez Royalty Trust	50%
	For a total of	100%

III.

MISCELLANEOUS

3.1 This Deed and conveyance is subject to the restraints and obligations imposed upon Grantor by the provisions of the **Idaho Conversion Documents**, and Grantees take title to the rights, titles and interests hereby conveyed to it subject to those restraints and obligations, insofar but only insofar as the same relate and pertain to the **Subject Area** and not to any areas or lands lying outside of the **Subject Area**.

3.2 Grantor shall promptly notify **Barrick Cortez LLC and Nevada Gold Mines LLC** that payment of the applicable percentage of the royalties which would otherwise be payable to Grantor in respect to "**Bullion**" recovered from "**Production**" from the **Subject Area**, commencing with recoveries of Bullion made on or after December 1, 2024, payment for which is required on or before January 31, 2024, and all royalties payable to Grantor from the **Subject Area** thereafter shall be made to Grantees:

Grantee No. 1:	William Kay Wilson and Sigismund Ross Wilson, as Co-Trustees of the Brent Wilson Descendants Cortez Royalty Trust	50%
Grantee No. 2:	William Kay Wilson and Sigismund Ross Wilson, as Co-Trustees of the Brent Wilson Spousal Cortez Royalty Trust	50%
	For a total of	100%

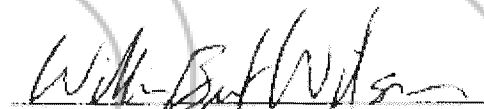
The terms "**Production**" and "**Bullion**" shall have the same meanings as assigned thereto in the **Royalty Deed** and the **Placer-Kennecott Deed**.

3.3 The rights and interests conveyed to Grantees by this Deed shall attach and pertain to all of the mining claims, mineral rights and properties described in the **Barrick Deed**, to any amendments or relocations of the mining claims described in the **Barrick Deed** and also to any other mining claims, mineral rights, properties or leases which may have been acquired subsequent to August 9, 1993 and prior to June 1, 2083 within the **Subject Area** by Cortez Joint Venture and/or Cortez Gold Mines (more fully identified in the Idaho Conversion Documents) or their successors, and which become subject to the provisions of the **Idaho Conversion Documents** in accordance with the terms thereof.

3.4 Grantor agrees to execute such other documents and give such further assurances, if any become necessary, in order to effectuate and carry out the full intents and purposes of this Deed.

3.5 The provisions of this Deed shall be binding upon and shall inure to the benefit of the Grantor and Grantee and their respective successors, assigns, personal representatives, and heirs.


Dated this 26 day of December, 2024.


William Brent Wilson

JOINDER

The undersigned spouse of William Brent Wilson joins this Deed to acknowledge that all of real property conveyed by William Brent Wilson is his sole and separate property.

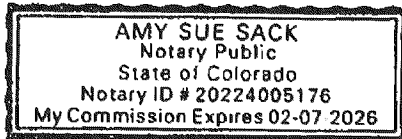
Dated this 26 day of December, 2024.


C.J. Sigismund

[Acknowledgments on the following page]

STATE OF COLORADO)
) ss
COUNTY OF MESA)

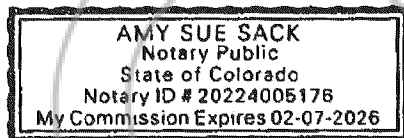
This instrument was acknowledged before me on the 26 day of December, 2024, by William Brent Wilson.





Notary Public

STATE OF COLORADO)
) ss
COUNTY OF MESA)

This instrument was acknowledged before me on the 26 day of December, 2024, by C.J. Sigismund.




Notary Public

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a. NO APN'S
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
☐ Other

FOR RECORDERS OPTIONAL USE ONLY

Book _____ Page: _____

Date of Recording: _____

Notes: _____

3.a. Total Value/Sales Price of Property

\$ _____

b. Deed in Lieu of Foreclosure Only (value of property (_____)

c. Transfer Tax Value: \$ _____

d. Real Property Transfer Tax Due \$ _____

4. **If Exemption Claimed:**

a. Transfer Tax Exemption per NRS 375.090, Section 7

b. Explain Reason for Exemption: A transfer of title to or from a trust without consideration if a certificate of trust is presented at the time of transfer.

5. Partial Interest: Percentage being transferred: 100 %

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

Signature Robert M. Salyer Capacity: Attorney

Signature _____ Capacity: _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: William Brent Wilson
Address: 2017 E 3/4 Road
City: Grand Junction
State: CO Zip: 81507

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: William Kay Wilson, et al
Address: 2017 E 3/4 Road
City: Grand Junction
State: CO Zip: 81507

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)

Print Name: Wilson Barrows Salyer Jones
Address: 442 Court Street
City: Elko

Escrow # _____
State: Nevada Zip: 89801