

Escrow Number: 762557 SAJ/saj

WHEN RECORDED, MAIL TO:
Kyle Teel and Pamela Teel
105 Rowan Drive
Caliente, NV

RPTT: \$35.10
APN#: 3-172-10

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Mary R. Gunter, a widow

do(es) hereby GRANT, BARGAIN, and SELL to

Kyle Teel and Pamela Teel, husband and wife as joint tenants

the real property situate in the County of Lincoln, State of Nevada, described as follows:

See exhibit "A" attached hereto for complete legal description and by reference made a part hereof.

Subject to:

1. All general and special taxes for the fiscal year 1994-1995.
2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Mary R. Gunter 8/27/94
Mary R. Gunter Date

STATE OF NEVADA

COUNTY OF CLARK Lincoln

This instrument was acknowledged before me on
8-27-94 by
Mary R. Gunter

Donna J. Smith
Notary Public
(My commission expires: Jan 18, 1998)



TONYA T. SMITH
Notary Public - Nevada
Lincoln County
My exp. exp. Jan. 28, 1998

Exhibit "A"

Lot 5 in Rowan Subdivision to the City of Caliente, County of Lincoln, State of Nevada as recorded May 19, 1959 in the Office of the County Recorder of Lincoln County in Book A of Plats, page 68, Lincoln County, Nevada records.

EXCEPTING AND RESERVING all minerals and mineral rights of every kind and character now known to exist or hereafter discovered, including with limiting the generality of the foregoing, oil and gas rights thereto, together with the sole, exclusive and perpetual right to explore or remove and dispose of said minerals by any means or methods suitable to the grantor, its successors and any means or methods suitable to the grantor, its successors and assigns, but without entering upon or using the surface of said lands or to interfere with the use thereof by the grantee, its successors and assigns as reserved in the Deed from Union Pacific Railroad Company, recorded June 20, 1951 in Book "J-1" of Real Estate Deeds, page 121.

ASSESSOR'S PARCEL NUMBER FOR 1994 - 1995: 3-172-10

102394

Lincoln County Title
Sept. 12, 1994
55 3
p 111
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Yunius Setzer