

Lincoln County

12-170-42

GRANT BARGAIN AND SALE DEED

April 3, 1995  
DATE

THIS INDENTURE: Made this, the 3rd day of April, 1995, by and between Joseph D. Wilkin and Susanne C. Wilkin, GRANTOR'S; with address of P.O. Box 466, Panaca, NV. 89042, and Martin T. Soderborg and Gretchen A. Soderborg, as joint tenants as GRANTEE'S; with address of P.O. Box 432, Panaca, NV 89042;

WITNESSETH: That said GRANTOR'S, in consideration of \$10,000.00 U.S. Funds, the receipt of which is hereby acknowledged, do by these presents GRANT, BARGAIN and SELL and FOREVER QUITCLAIM the following described property. Warranting this property (Parcel # 3C) to be free and clear of all liens or debts, whatsoever;

STATE of NEVADA, County of LINCOLN, Township 2S Range 68E Section 8.

LEGAL DESCRIPTION of PROPERTY:  
See Exhibit A3.

THIS IS AN ABSOLUTE CONVEYANCE OF OWNERSHIP, subject only to existing rights of ways or easements on record, (power line and roadway,) both passing beside said parcel;

Purchaser agrees to the following conditions:

- A. Not to set up on this property any mobile or modular homes for dwellings.
- B. Not to construct a house of less than 1500 square feet.
- C. This property will not be further subdivided without prior agreement of the Grantor's, or their heirs.

TOGETHER: with the tenements, hereditaments and appurtenances thereunto belonging to or appurtenant to and the revision and the revisions, remainders or remainder, rents, issues, and profits that have been held by said GRANTOR'S in an and all ways or means. To have and to hold said premises together with the appurtenances unto said GRANTEE'S, their heirs or assigns forever.

STATE of NEVADA

SS;

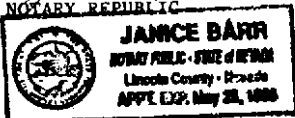
COUNTY of LINCOLN

On this, the 3rd day of April, 1995, personally appeared before me, a Notary Republic for the State of Nevada, County of Lincoln, Joseph D. Wilkin and Wife Susanne C. Wilkin, who acknowledge they have executed the above written document:

*Joseph D. Wilkin*  
Joseph D. Wilkin

*Susanne C. Wilkin*  
Susanne C. Wilkin

*Janice Barr*  
NOTARY REPUBLIC



Lincoln County

EXHIBIT A3

PARCEL 3 C, comprising 36,500 sq. ft. of Sandhill Property.

This parcel of land is situated in the SW $\frac{1}{4}$  of the SW $\frac{1}{4}$  Section 8, Township 2S, Range 68 E, M.D.B. & M. Lincoln County Nevada.

Beginning at G.L.O. Brass Cap dated 1919 of the NW corner of Section 4, said Township and Range.

THENCE South 00°10'09" East, a distance of 9,175.90 feet to a point of intersection of an existing North-South and East-West fence line.

THENCE South 89°35'18" East a distance of 473.25 feet, said point being the TRUE POINT OF BEGINNING.

THENCE South 89°35'18" East along the East-West fence line and Northerly boundary of the parcel herein described, a distance of 150 feet to a point of intersection with a fence line that bears a southerly direction, said intersection being the NE corner of the parcel herein described.

THENCE South 00°28'12" West along said fence line, and Easterly boundary of the parcel herein described, a distance of 185 feet to a corner.

THENCE North 89°35'18" West a distance of 80 feet to a point which is an angle corner of this property.

THENCE South 00°28'12" West a distance of 125 feet to a point which is a corner of this property.

THENCE North 89°35'18" West along the most Southerly boundary of this property, a distance of 70 feet to a point which is the SW corner of this property.

THENCE North 00°28'12" East a distance of 310 feet to the point of TRUE POINT OF BEGINNING.

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