

Lincoln County

GRANT BARGAIN AND SALE DEED

July 12, 1996

THIS INDENTURE: Made this, the 12th day of July, 1996, by and between Joseph D. Wilkin and Susanne C. Wilkin, GRANTOR'S; with the address of P.O. Box 466, Panaca, NV 89042 and Lester P Skousen and Janice C. Skousen, Co-Trustees of the "Skousen 1994 Trust," August 4, 1994 as GRANTEE'S; with the address of 1617 Bluestone Drive, Las Vegas, NV 89108;

WITNESSETH: That said GRANTOR'S, in the consideration of \$17,500.00 U.S. Funds, the receipt of which is hereby acknowledged, do by these presents GRANT, BARGAIN and SALE and FOREVER QUITCLAIM the following described property. Warranting this property (Parcels 3A and 3B) to be free and clear of all liens, debts, whatsoever;

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

LEGAL DESCRIPTION OF PROPERTY:  
See Exhibit A2.

THIS IS AN ABSOLUTE CONVEYANCE OF OWNERSHIP, subject only to existing rights of way or easements on record, (power line and roadway,) both passing beside said parcel; APN: 12-150-09  
APN 12-150-10

Purchaser agrees to the following conditions:

- A. Not to set up on this property any mobile or modular homes for dwellings, except one may be used on this property for up to 12 months while construction is taking place.
- 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 and 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 appurtances unto said GRANTOR'S, Their heirs or assigns forever.

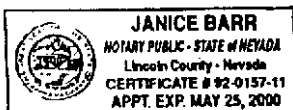
STATE of NEVADA  
SS;  
COUNTY of LINCOLN

On this, the 12 day of July, 1996, personally appeared before me, and Notary Public for the State of Nevada, County of Lincoln, Joseph D. Wilkin and Wife Susuanne 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 Public



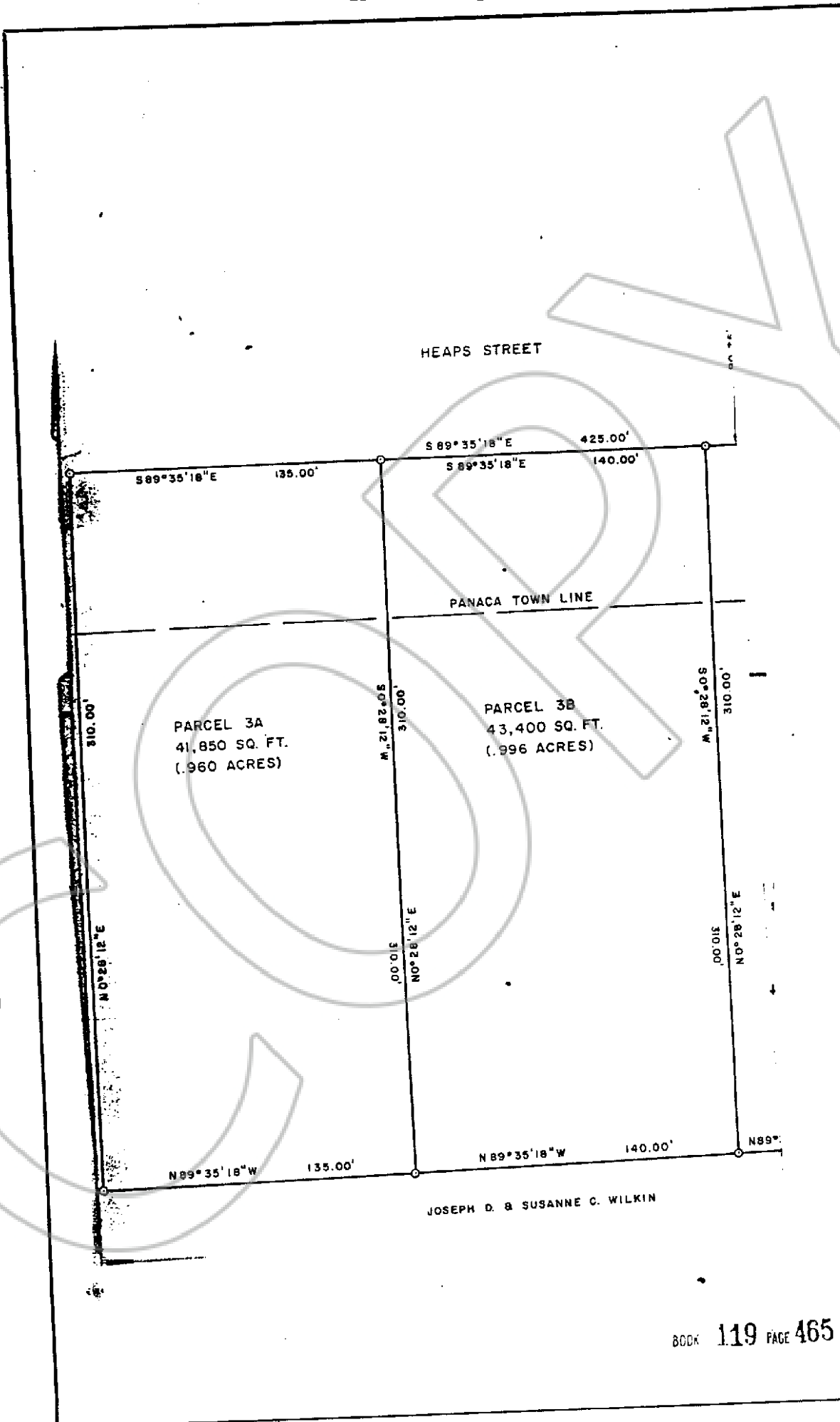


EXHIBIT A2

PARCELS 3A and 3B, comprising 85,250 sq. ft. of the 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 68E, 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 198.25 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 225 feet to 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 310 feet to the SE corner of this property.

THENCE North 89°35'18" West along the most Southerly boundary of this property, a distance of 275 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.

105451

RECORDED AT NEVADA

LESTER P. SKOUSEN

JULY 12, 1996

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NEVADA

YURIKO SETZER

BY *Leslie Boucher* DEPUTY