

After Recording Please Return To:

E. Jay Sheen  
ROBINSON & SHEEN, L.L.C.  
77 West 200 South, Suite 420  
Salt Lake City, Utah 84101

Grantors Address:  
Pioche Metals Mining Co.  
777 East South Temple, #12F  
Salt Lake City, UT 84102

Grantees Address:  
Vectra Management  
65 E. 55th Street, 9th Floor  
New York, NY 10022

MINERAL DEED

Pioche Metal Mining Corporation, a corporation organized and existing under the laws of the State of Utah, Grantor, does hereby, for a valuable consideration the sufficiency of which is acknowledged by acceptance of the delivery hereof, sell and convey, without warranty of title except against all claiming by, through, or under it, to W. James Tozer, Jr. of New York City, State of New York, those certain patented mining claims situate in the County of Lincoln, State of Nevada, named the North Star, North Star No. 1 Talisman, Talisman No. 1, Little Jay and Little Jay No. 1, more fully described by reference to the lode mining claims recording data shown upon the recordation thereof in Book B-1 of Mining Deeds on pages 108-109, on September 1, 1916, and by the official U.S. Survey 4257.

Together with all and singular the mines and minerals within the lines of said claims, their dips, spurs and extra lateral rights, and all dumps, severed ore, fixtures, improvements, rights and appurtenances, there unto in anywise appertaining, and together with all land any unpatented claims and rights owned by Grantor adjacent to the patented claims named above.

The officer who signs this deed hereby certifies that this deed and the transfer represented thereby was duly authorize under a resolution duly adopted by the board of directors of Grantor at a meeting duly held and attended by a quorum.

In witness whereof, the Grantor has executed this Mineral Deed this 21st day of May, 1996.

Pioche Metals Mining Corporation

By W. James Tozer  
James Tozer, Secretary/Treasurer

State of UTAH )  
  ) : ss.  
County of SALT LAKE )

The foregoing instrument was duly acknowledged before me this 21st day of May, 1996, by James Tozer, Secretary/Treasurer of Grantor.



E. Jay Sheen  
Notary Public

COPY

NO. 103127  
Filed And Recorded At Request Of  
Robinson & Sheen  
June 16, 1997  
At 01 Minutes Past 1 O'Clock  
P M In Book 128 Of Official Records  
Page 431 Lincoln County Nevada.

Yuriko Setzer  
County Recorder  
Lelli Boucher . deputy