

WHEN RECORDED, MAIL TO:

Lyle R. Drake, Esq.
Snow, Nuffer, Engstrom, Drake, Wade & Smart
P.O. Box 400,
St. George, Utah 84771-0400

GRANTEE'S ADDRESS IS:

2765 Santa Clara Drive
Santa Clara, Utah 84765

QUITCLAIM DEED

Don D. Gates, also known as Don Dee Gates, Grantor, for Ten Dollars and other good and valuable consideration, hereby Quitclaims to "Don D. Gates, Trustee, or the successor in trust as Trustee of the Don D. Gates Revocable Trust under agreement dated July 23, 1981", Grantee, all of Grantor's interest in the following described tract of land in Lincoln County, State of Nevada.

See attached Exhibit A.

TOGETHER WITH all improvements, water rights, and appurtenances thereto.

SUBJECT TO easements, restrictions, rights-of-way, and reservations of record or enforceable in law or equity.


WITNESS the hand of grantor, this 20th day of August, 1996.



DON D. GATES

STATE OF UTAH)
) ss.
COUNTY OF WASHINGTON)

On this 20 day of August, 1996, before me personally appeared DON D. GATES, personally known to me or proved to me on the basis of satisfactory evidence to be the person whose name is signed on the preceding document, and acknowledged before me that he signed it voluntarily for its stated purpose.



NOTARY PUBLIC
Address: 90 E. 200 No., St. George, Ut. 84770
My Commission Expires: 4/20/98
LD SA:G:Gates, Don 1590.01:qd Don 8/20/96;c

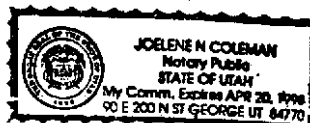


EXHIBIT A
(Nevada Property)

Parcel 1

One-half interest in Hackberry Spring located on unsurveyed land but approximately NE 1/4 of the NW 1/4 of Section 13, TWP 12 S. Range 67 E. situated in Lincoln County, Nevada.

Parcel 2

One-half interest in Wire Grass Spring located on unsurveyed land but in approximately the NE 1/4 of the SW 1/4 of Section 11, TWP 12 S. Range 67 E. in Lincoln County, Nevada.

Parcel 3

Rye Grass Spring, better known as Horse Spring in unsurveyed land but approximately located in the SW 1/4 Section 36 TWP 11 S. Range 67 E. together with a pipeline 3 miles long and tanks at end of pipeline, in Section 16, Range 68 E.

Parcel 4

BLM grazing permit for Mormon Peak Allotment #01044.

Parcel 5

One-half interest in a cement water tank on the Mormon Mesa. One-half interest on a wire and wooden corral on the Mormon Mesa.

Parcel 6

All grazing rights owned by Grantor on the Mormon Mesa.

Parcel 7

Grantor's interest in range rights previously owned by Foremaster Bros. and Phillip Foremaster on the Mormon Mesa.

NO. 111136

FILED AND RECORDED AT REQUEST OF
LYLE E. DRAKE, ESQ

JUNE 15, 1998

AT 01 MINUTES PAST 1 O'CLOCK

PM IN BOOK 135 OF OFFICIAL

RECORDS PAGE 229 LINCOLN

COUNTY, NEVADA.

YURIKO SETZER

COUNTY RECORDER

[Signature] DEPUTY

BOOK 135 PAGE 230