

DEED OF COMMUNITY PROPERTY WITH RIGHT OF SURVIVORSHIP

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THIS INDENTURE, made the 8th day of April, 1999,
by and between DOROTHEA M. ROWE, Trustee of the DOROTHEA M. ROWE
TRUST DATED JUNE 20, 1991, party of the first part and hereinafter
referred to as "Grantor", and CHARLIE LEE and LAVETTE LEE, husband
and wife, as community property with right of survivorship, parties
of the second part and hereinafter referred to as "Grantees";

W I T N E S S E T H:

That the said Grantor, for and in consideration of the
sum of Ten Dollars (\$10.00) lawful money of the United States of
America, and other good and valuable considerations, the receipt
whereof is hereby acknowledged, does hereby grant, bargain and sell
unto said Grantees, as community property and to the survivor of
them and to the heirs of such survivor, forever, all those certain
lots, pieces or parcels of land situate, lying and being in the
County of Lincoln, State of Nevada, and bounded and particularly
described as follows, to-wit:

PARCEL 2 *Portion of 13-140-02*

Located in the SE 1/4 SE 1/4 Sec. 1 and the NE
1/4 NE 1/4 Section 12, T. 4 S., R. 66 E.,
M.D.M. hereby further described as follows:

Beginning at the Northeast corner of said
Section 12, marked by a pipe & alum. cap set
by R.E. Fonger in 1989;

- Thence S. 0°42'42"W., 392.56'*
- Thence S. 88°05'12"W., 243.97'*
- Thence N. 54°04'15"W., 258.22'*
- Thence N. 32°37'06"E. - 525.06'
- Thence N. 87°55'20"E. - 174.29'*
- Thence S. 0°39'52"W. - 200.00' to the P.O.B.
containing 4.409 acres, more or less.

Together with easements:

For ingress & egress; 10' on each side of a
centerline;
Beginning at a point on the US 93 R/W bdry,
from which the NE Cor. of said Section 12
bears N. 42°02'09"E., 1076.70'
Thence N. 30°44'34"E., 122.87'*

- Thence N. 43°03'10"E., 120.62'*
- Thence together with combined utility
easement;

LAW OFFICES
GARY D. FAIRMAN
A PROFESSIONAL CORPORATION
485 FIFTH STREET - P. O. BOX 8
ELY, NEVADA 89301
(702) 289-4422

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N.7°58'36"W. 93.90'*;
Thence N.3°29'56" E., 143.65'*;
Thence N.18°52'04"E., 92.75'*;
Thence N.75°43'53"E. - 51.45'*;
Thence N.64°46'45"E. - 46.88'*; at the corner
of Parcel 2.
Also an easement for utilities beginning at a
point from which the said NE corner of Section
12 bears N.17°12'17"E. 1075.21';
Thence N.31°28'19"W. - 493.80'*, a point on
the easement for ingress & egress above
Also from the said point S.87°58'44"W. to a
point on the US 93 R/W.*;

* = to a 5/8" rebar & plastic cap stamped L.Smith PLS 12751

TOGETHER WITH ALL AND SINGULAR, the tenements,
hereditaments and appurtenances thereunto belonging and in anywise
appertaining, and the reversion and reversions, remainder and
remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, ALL AND SINGULAR, the said premises
together with the appurtenances, unto the said Grantees, as
community property and to the survivor of them and to the heirs of
such survivor, forever.

IN WITNESS WHEREOF, the said Grantor has hereunto set her
hand the day and year first above written.

Dorothea M. Rowe
DOROTHEA M. ROWE, Trustee of
the DOROTHEA M. ROWE TRUST
DATED JUNE 20, 1991

STATE OF NEVADA)
) SS.
COUNTY OF LINCOLN)

On this 8 day of April, 1999,
personally appeared before me, a Notary Public in and for said
County and State, DOROTHEA M. ROWE, Trustee of the DOROTHEA M. ROWE
TRUST DATED JUNE 20, 1991, known to me to be the person described
in and who executed the foregoing Deed of Community Property with
Right of Survivorship, who acknowledged that she executed the same
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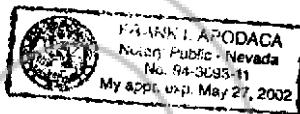
freely and voluntarily and for the uses and purposes therein mentioned.

[Signature]
NOTARY PUBLIC

PARCEL NO. Portion of 13-140-02-0

GRANTEE'S ADDRESS:

P.O. Box 336
Caliente, NV 89008



LAW OFFICES
GARY D. FAIRMAN
A PROFESSIONAL CORPORATION
482 FIFTH STREET - SUITE 8
ELY, NEVADA 89301
(702) 289-4422

NO. **112585**

FILED AND RECORDED AT REQUEST OF

LAVETTE LEE

APRIL 8, 1999

AT 22 O'CLOCK 1 OF CLOCK

PM IN BOOK 141 OF OFFICIAL

RECORD PAGE 159 LINCOLN

COUNTY CLERK
[Signature]
COUNTY CLERK

BOOK **141** PAGE **161**