

JOINT TENANCY GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made the 28th day of July, 1999,
by and between DAN J. SIMKINS and ALICE C. SIMKINS, party of the
first part and hereinafter referred to as "Grantors", and ROBERT J.
MATHEWS and CAROL L. MATHEWS, husband and wife, as joint tenants
with full 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 Grantors, 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, do hereby grant, bargain and sell
unto said Grantees, in joint tenancy 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:

SEE EXHIBIT "A" ATTACHED HERETO

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 joint
tenants and not as tenants in common, and to the heirs of the
survivor of them, forever.

IN WITNESS WHEREOF, the said Grantors have hereunto set
their hands the day and year first above written.

Dan J. Simkins
DAN J. SIMKINS

Alice C. Simkins
ALICE C. SIMKINS

LAW OFFICES
GARY D. FAIRMAN
A PROFESSIONAL CORPORATION
488 FIFTH STREET - P. O. BOX 8
ELY, NEVADA 89301
(775) 289-4432

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Lincoln County

1 STATE OF Nevada)
2 COUNTY OF Lincoln) ss.

3 On July 28, 1999, personally appeared
4 before me, a Notary Public, DAN J. SIMKINS and ALICE C. SIMKINS,
5 personally known or proved to me to be the persons whose names are
6 subscribed to the above instrument who acknowledged that they
7 executed the instrument.

8 
NOTARY PUBLIC

9 Portion - 12-170-11
10 PARCEL NO. _____



11 GRANTEE'S ADDRESS:
12 Box 328
13 Panaca NV 89042

14 LAW OFFICES
15 GARY D. FAIRMAN
16 A PROFESSIONAL CORPORATION
17 488 FIFTH STREET - P. O. BOX 8
18 ELY, NEVADA 89301
19 (775) 288-4432

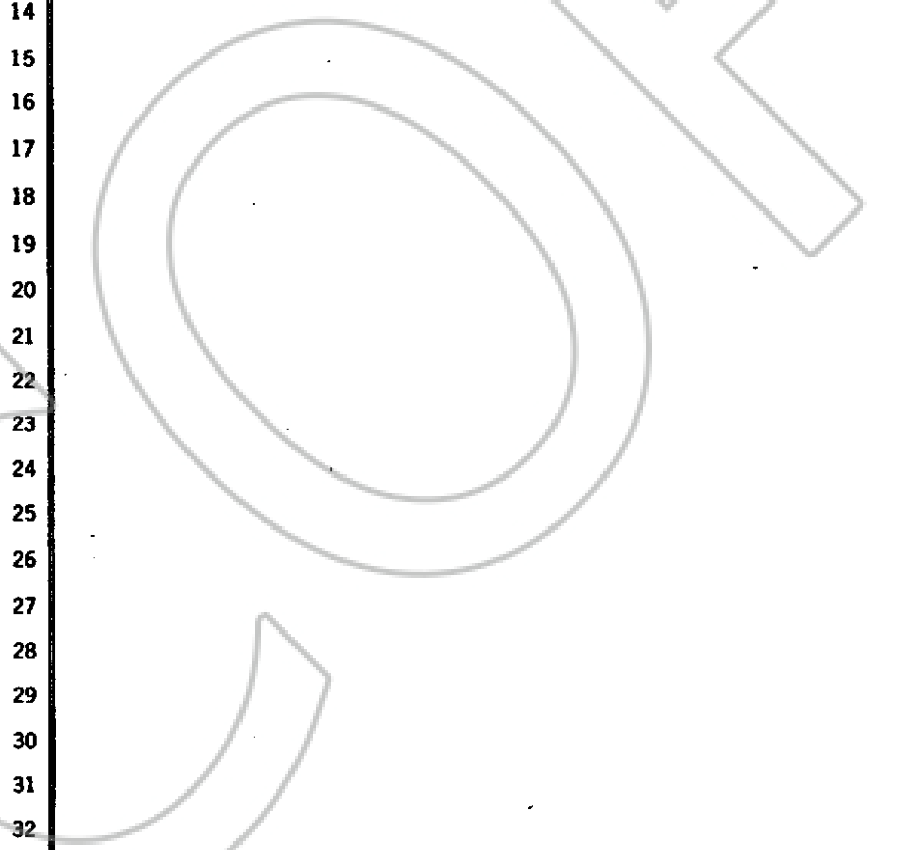


Exhibit "A"

A portion of the W1/2W1/2NE1/4NW1/4, Section 8, T.2S., R.68E., M.D.M, shown as parts B and C of a Record of Survey Boundary Line Adjustment which is filed in Plat Book B Page 165 of Lincoln County Records, and more particularly described as follows:

Beginning at the W,1/16 corner common to Section 5 and said Section 8 from which the NW corner of said Section 8 bears N. 89° 58'19" W. 1,322.46 feet;
Thence S. 89°58'19". E., 246.81 feet to an existing fence *;
Thence S. 19°11'44" W. 84.21 feet along the said fence*;
Thence S. 15°54'00" W. 194.71 feet along the said fence*;
Thence continuing down said fence S.15°54'00" W. 227.04 feet*;
Thence continuing down said fence S.15°52'05" W. 373.01 feet*;
Thence N. 0°06'27" W. 844.06 feet to the Point of Beginning,
Containing 2.3458 acres more or less.

*monumented by a 5/8" rebar with cap stamped L.SMITH PLS 12751.

The Basis of Bearings is the East line of said Section 8 as shown on the as yet unapproved BLM dependent Resurvey of Section 9, T.2S., R.68E., M.D.M. (N. 0°06'10" W.)

NO. 113138

FILED AND RECORDED AT REQUEST OF
CONNIE SIMKINS

AUGUST 2, 1999

AT 16 MINUTES PAST 1 O'CLOCK

PM IN BOOK 143 OF OFFICIAL

RECORDS PAGE 113 LINCOLN

COUNTY, NEVADA

Judith Boncher
COUNTY RECORDER