

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made the _____ day of _____, 1999, by and between GRAYCE MCBRIDE, Trustee of the Albert S. Ferguson and Fay Lou Ferguson Family Living Trust dated the 21st day of October, 1996, party of the first part and hereinafter referred to as "Grantor", and JOHN W. GRIFFEN as to an undivided twenty-five percent (25%) interest, RUBEN GRIFFEN as to an undivided twenty-five percent (25%) interest, ALBERT EARL FERGUSON as to an undivided twenty-five percent (25%) interest, AND ERLENE JOHNSON as to an undivided twenty-five percent (25%) interest, all as to an undivided 25% interest, party of the second part and hereinafter referred to as "Grantee";

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, and to thier heirs and assigns forever, the following described 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:

Beginning at a point 380.5 feet South and 618 feet west of the Northeast corner of the SW1/4SW1/4 of Section 9, T.2 S., R. 68 E., MDB&M, and running thence East 150 feet, thence in a South-Southeasterly direction 343 feet, thence in a South-southwesterly direction along the West bank of the Panaca Flood Control to the Northeast wing of the Flood Control Spillway near the County road to Barklay, for a distance of about 955.5 feet, thence North along the bank of the White Wash Field Canal 920 feet to the place of beginning, and containing approximately 5.5 acres, more or less.

EXCEPTING THEREFROM:

Beginning at a point 380.5 feet south and 618 feet West of the Northeast corner of the SW1/4SW1/4 of Section 9, T.25., R.68 E., MDB&M, said point being on the East bank of the White Wash Field Canal, thence South along

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1 the East bank of said White Wash Canal a
2 distance of 600 feet to the TRUE POINT OF
3 BEGINNING, thence continuing South along the
4 East Bank of said Canal a distance of 300 feet
5 to the West bank of the panaca Flood Control
6 Channel, thence in a North-Northeasterly
7 direction along the West bank of said Flood
8 Control Channel a distance of 393 feet to a
9 point; thence due West a distance of 270 feet
10 to the TRUE POINT OF BEGINNING, containing an
11 area of approximately .93 acres, more or less.

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

16 TO HAVE AND TO HOLD, ALL AND SINGULAR, the said premises
17 together with the appurtenances, unto the said Grantees, and to
18 their heirs and assigns forever.

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

21 APN: 2-250-03

22 Grayce McBride
23 GRAYCE MCBRIDE, Trustee of the
24 Albert S. Ferguson and Fay Lou
25 Ferguson Family Living Trust
26 dated the 21st day of October,
27 1996.

28 STATE OF Nevada)
29) ss.
30 COUNTY OF Lincoln)

31 On June 14, 1999, personally appeared
32 before me, a Notary Public, GRAYCE MCBRIDE, Trustee of the Albert
33 S. Ferguson and Fay Lou Ferguson Family Living Trust dated the 21st
34 day of October, 1996, personally known or proved to me to be the
35 person whose name is subscribed to the above instrument who
36 acknowledged that she executed the instrument.

37 Margaret H. Jones
38 NOTARY PUBLIC

39 PARCEL NO.
40 GRANTEE'S ADDRESS:



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FILED AND RECORDED AT REQUEST OF

Gary D. Fairman, ESQ

Sept. 23, 1999

AT 52 MINUTES PAST 03 O'CLOCK

PM IN BOOK 144 OF OFFICIAL

RECORDS PAGE 85 LINCOLN

COUNTY, NEVADA.

Leslie Boucher

COUNTY RECORDER

By Debra Lewis, Deputy