

EXHIBIT "A"

LEGAL DESCRIPTION

ESCROW NO.: 19030416

Lot 43 in SUN GOLD MANOR UNIT NO. 1, plat of which was recorded September 30, 1952, as Document No. 27842, in the Office of the County Recorder of Lincoln County, Nevada.

ASSESSOR'S PARCEL NUMBER FOR 2004 - 2005: 02-102-11

COPY

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s):
 a) 02-102-11
 b) _____
 c) _____
 d) _____

2. Type of Property:
 a) _____ Vacant Land b) XX Single Family Res.
 c) _____ Condo/Townhouse d) _____ 2-4 Plex
 e) _____ Apartment Bldg. f) _____ Comm'l/Ind'l
 g) _____ Agricultural h) _____ Mobile Home
 i) Other: _____

3. Total Value/Sales Price of Property \$ 78,000.00
 Deed in Lieu of Foreclosure Only (Value of Property) \$ _____
 Transfer Tax Value \$ _____
 Real Property Transfer Tax Due: \$ 304.20

4. If Exemption Claimed:
 a. Transfer Tax Exemption, per NRS 375.090, Section: _____
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: _____ %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the disallowance of any claimed exemption or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed

Signature: *Norma Cutler Adair Living* Capacity: Trustee
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
 (required)
 Print Name: NORMA CUTLER ADAIR LIVING
 Address: 330 RIDGE RD
 City/State/Zip: CEDAR CITY UT 84720

BUYER (GRANTEE) INFORMATION
 (required)
 Print Name: PATRICK E. WELLS
 Address: PO BOX 443
 City/State/Zip: PANACA NV 89042

COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer)
 Company Name: COW COUNTY TITLE Escrow No.: 19030416
 Address: 363 Erie Main St.
 City/State/Zip: Tonopah, NV 89049

FOR RECORDERS OPTIONAL USE ONLY
 Document/Instrument No.: 124690
 Book: 202 Page: 239
 Date of Recording: May 27, 2005
 Notes: _____

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)