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OFFICIAL RECORD
AMY ELMER, RECORDER

**Declaratory Judgment
in the 7th Judicial District Court of the state of Nevada
in and for the County of Lincoln
Certified by the County Clerk Lincoln County Nevada
Confirming the transfer of Record Title to
Federal Leases numbers:
NVN-086809, NVN-086810 and NVN-086811 to
RRSR Holding Trust and
Blue Mountain Research and Development LLC**

**Declaratory Judgment
in the 7th Judicial District Court of the state of Nevada in and for the County of Lincoln
Certified by the County Clerk Lincoln County Nevada
Confirming the transfer of Record Title to
Federal Leases numbers: NVN-086809, NVN-086810 and NVN-086811 to
RRSR Holding Trust and Blue Mountain Research and Development LLC**

Affirmation Statement

_____, I, the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the social security number, driver's license or identification card number, or any "Personal Information" (as defined by NRS 603A.040) of any person or persons. (Per NRS 239B.030)

Roy R. Waddell - Trustee - RRSR Trust
Signature Title

Roy R. Waddell
Print

2/4/2019
Date

Please return this recorded document to:
Roy Waddell
RRSR Holding Trust
43857 W Bedford Drive
Maricopa, AZ 85138

ORIGINAL

FILED

1 Case No.: CV0308017

2 Dept. No.: _____

2017 APR 28 AM 9:38

LISA C. LLOYD
LINCOLN COUNTY CLERK
sm
DEPUTY

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5
6 IN THE SEVENTH JUDICIAL DISTRICT COURT OF THE STATE OF NEVADA
7 IN AND FOR THE COUNTY OF LINCOLN

8 ROY R. WADDELL, Trustee of the RRSR
9 Holding Trust; and BLUE MOUNTAIN
10 RESEARCH & DEVELOPMENT LLC, a
11 Nevada limited liability company,

DECLARATORY JUDGMENT

12 Plaintiff,

13 v.

14 WAYWARD LAKE VALLEY LLC, a
15 Nevada limited liability company, and/or
16 DOES 1-10,

17 Defendants.

18 Plaintiffs Roy R. Waddell (“Waddell”), trustee of the RRSR Holding Trust (“RRSR”) and Blue Mountain Research & Development LLC (“Blue Mountain”) (collectively “Plaintiffs”) have applied to this Court on an *ex parte* basis for the entry of default judgment against defendant Wayward Lake Valley, LLC (“Wayward”). From the record, it appears that default was entered against Wayward on April 13, 2017 for failure to plead or otherwise defend as required by law. It further appears that Wayward is neither an infant nor an incompetent person nor in the military, and therefore this Court may enter a judgment by default pursuant to NRCPC 55(b)(2).

25 Based upon the Verified Complaint for Declaratory Relief and the Declaration of John
26 Snow, the Court finds and concludes as follows:

27 1. This action arises from a “Farmout And Performance Agreement” (“the
28 Farmout Agreement”) entered into between RRSR and Blue Mountain on the one

1 hand, and Wayward on the other. The Farmout Agreement has an effective date of
2 October 9, 2014.

3 2. Pursuant to the Farmout Agreement, RRSR and Blue Mountain conveyed
4 their rights in certain mineral oil and gas acreage of United States Bureau of Land
5 Management leases to Wayward ("the Leases"). Some or all of the leases are located
6 within Lincoln County, Nevada. Therefore, the parties included a provision in the
7 Farmout Agreement that Lincoln County, Nevada, shall be the sole and proper venue for
8 any action brought pursuant to the Farmout Agreement.

9 3. As referenced in Section 1(B) of the Farmout Agreement, the Leases will
10 expire on April 30, 2019. One well must be drilled and producing on each lease (unless
11 unitized) before the expiration date to hold the leases indefinitely as long as oil and gas
12 are produced in commercial quantities from each of the leases.

13 4. The transfer of certain interests in the Leases from RRSR and Blue
14 Mountain to Wayward was conditioned on, among other things, Wayward (1) paying
15 \$440,000 to RRSR and Blue Mountain for a Prospect Fee; and (2) Wayward commencing
16 the drilling of an Initial Test Well on or before 18 months from the date of payment of the
17 \$440,000.

18 5. Wayward made the required \$440,000 payment on May 11, 2015.
19 Therefore, Wayward was required to commence drilling on the Initial Test Well no later
20 than November 11, 2016. Pursuant to the Farmout Agreement, on or about May 28, 2015,
21 RTSR and Blue Mountain filed assignments of the Leases with the Bureau of Land
22 Management ("BLM"), as reflected in the attached **Exhibit 1**.

23 6. Wayward failed to commence drilling on the Initial Test Well as required
24 by the Farmout Agreement, and therefore is in breach of contract. Plaintiffs have
25 repeatedly attempted to contact representatives of Wayward without success.

26 7. Wayward is in revoked status with the Nevada Secretary of State. Given
27 Wayward's existing breaches of the Farmout Agreement, its failure to communicate with
28 Plaintiffs and its defunct status with the Nevada Secretary of State, Plaintiffs have a

1 legitimate concern that Wayward does not intend to take any further action with respect to
2 the Leases.

3 8. There is no evidence that Wayward has attempted to assign its interest in
4 the Leases to any third parties, nor is there any evidence that Plaintiffs approved any such
5 assignment.

6 9. The Leases will expire on April 30, 2019 unless prompt action is taken to
7 commence drilling and producing on each lease.

8 10. There are lease renewal payments in excess of \$11,000 due to the BLM
9 from Wayward no later than May 1, 2017 because no well has been drilled by Wayward
10 as required by the Farmout Agreement. If these payments are not made, the Leases will
11 be forfeited, resulting in irreparable harm.

12 11. Based on the foregoing, Plaintiffs are entitled pursuant to NRS 33.030 and
13 33.040 to the following declaration of their rights related to Wayward and the Farmout
14 Agreement as follows: (1) Wayward has breached the Farmout Agreement; (2) all of
15 Wayward's rights under the Farmout Agreement, including but not limited to any rights it
16 may have under the Leases, are terminated; (3) any and all rights conveyed to Wayward
17 by virtue of the Farmout Agreement are revoked, and such rights are reconveyed and
18 restored to RRSR and Blue Mountain, respectively, including but not limited to the
19 assignments reflected in Exhibit 1 to this Declaratory Judgment; and (4) Wayward has
20 forfeited its payment of \$440,000 and has no right to reimbursement of any amounts from
21 RRSR and Blue Mountain under the Farmout Agreement.

22 Based on the foregoing and with good cause appearing,

23 IT IS HEREBY ORDERED, ADJUDGED, DECREED AND DECLARED
24 THAT:

25 (1) Wayward has breached the Farmout Agreement.

26 (2) All of Wayward's rights under the Farmout Agreement, including but not
27 limited to any rights it may have under the Leases, are terminated.

28 ///

1 (3) Any and all rights conveyed to Wayward by virtue of the Farmout Agreement
2 are revoked, and such rights are reconveyed and restored to RRSR and Blue Mountain,
3 respectively, including but not limited to the assignments reflected in Exhibit 1 to this
4 Declaratory Judgment.

5 (4) Wayward has forfeited its payment of \$440,000 and has no right to
6 reimbursement of any amounts from RRSR and Blue Mountain under the Farmout
7 Agreement.

8 Dated this 26th day of April, 2017.

9
10 
11 _____
12 DISTRICT COURT JUDGE
13
14
15
16
17
18

19 SUBMITTED BY:

20 Dane W. Anderson, Esq.
21 Nevada State Bar 6883
22 WOODBURN AND WEDGE
23 6100 Neil Road, Suite 500
24 Reno, Nevada 89511
25 Telephone: 775-688-3000
26 Facsimile: 775-688-3088
27 Email: danderson@woodburnandwedge.com

28 Attorneys for Plaintiffs
Case No.: CV0308017

COPY

EXHIBIT INDEX

Exhibit No.	Description	No. of Pages
1	Copies of the Assignments of Record Title Interest in Lease Oil and Gas Or Geothermal Resources regarding RRSR Holding Trust and Blue Mountain Research & Development, LLC and BLM's receipt	15

COPY

* Number of Pages Does **Not** include the divider page marking the exhibit.

UNITED STATES
DEPARTMENT OF THE INTERIOR
BUREAU OF LAND MANAGEMENT

FORM APPROVED
OMB NO. 1004-0034
Expires: July 31, 2015

**ASSIGNMENT OF RECORD TITLE INTEREST IN A
LEASE FOR OIL AND GAS OR GEOTHERMAL RESOURCES**

Mineral Leasing Act of 1920 (30 U.S.C. 181 et seq.)
Act for Acquired Lands of 1947 (30 U.S.C. 351-359)
Geothermal Steam Act of 1970 (30 U.S.C. 1001-1025)
Department of the Interior Appropriations Act, Fiscal Year 1981 (42 U.S.C. 6508)

Lease Serial No.
NVN-086809
Lease Effective Date
(Anniversary Date)
May 1, 2009
New Serial No.

Type or print plainly in ink and sign in ink.

PART A: ASSIGNMENT

1. Assignee* Wayward Lake Valley, LLC
Street 3960 Howard Hughes Parkway, Suite 500
City, State, Zip Code Las Vegas, Nevada, 89169

1a. Assignor RRSR Holding Trust

*m.F.
5/28/15
Name
528-15*

*If more than one assignee, check here and list the name(s) and address(es) of all additional assignees on page 2 of this form or on a separate attached sheet of paper.

This record title assignment is for: (Check one) Oil and Gas Lease, or Geothermal Lease

Interest conveyed: (Check one or both, as appropriate) Record Title, Overriding Royalty, payment out of production or other similar interests or payments

2. This assignment conveys the following interest:

Land Description Additional space of page 2, if needed. Do not submit documents or agreements other than this form, such documents or agreements shall only be referenced herein.	Percent of Interest			Percent of Overriding Royalty Similar Interests	
	Owned	Conveyed	Retained	Reserved	Previously reserved or conveyed
	a	b	c		
RRSR Holding Trust	80	80	0		
T7N R66E Section 3, Lots 1-4; T7N R66E Section 3, S2N2,S2; T7N R66E Section 10, Entire Section; T7N R66E Section 15, Entire Section Totaling 1920.980 Acres in Lincoln County, Nevada.					

RECEIVED
MAY 12 2015
BLM NVSD IAC

FOR BLM USE ONLY – DO NOT WRITE BELOW THIS LINE
UNITED STATES OF AMERICA

IEI

This assignment is approved solely for administrative purposes. Approval does not warrant that either party to this assignment holds legal or equitable title to this lease.

Assignment approved for above described lands;

Assignment approved for attached land description

Assignment approved effective JUN 01 2015

Assignment approved for land description indicated on reverse of this form

By Elaine Siveroga Acting
Bureau of Land Management (BLM)

Chief, Branch of Minerals Adjudication MAY 28 2015
(Title) (Date)

(Continued on page 2)

ORIGINAL

PART B - CERTIFICATION AND REQUEST FOR APPROVAL

1. The Assignor certifies as owner of an interest in the above designated lease that he/she hereby assigns to the above assignee(s) the rights specified above.
2. Assignee certifies as follows: (a) Assignee is a citizen of the United States; as association of such citizens; a municipality; or a corporation organized under the laws of the United States or of any State or territory thereof. For the assignment of NPR-A leases, assignee is a citizen, national, or resident alien of the United States or associations of such citizens, nationals, resident aliens or private, public or municipal corporations; (b) Assignee is not considered a minor under the laws of the State in which the lands covered by this assignment are located; (c) Assignee's chargeable interests, direct and indirect, in each public domain and acquired lands separately in the same State, do not exceed 246,080 acres in oil and gas leases (of which up to 200,000 acres may be in oil and gas options), or 300,000 acres in leases in each leasing District in Alaska of which up to 200,000 acres may be in options, if this is an oil and gas lease issued in accordance with the Minerals Leasing Act of 1920, or 51,200 acres in any one State if this is a geothermal lease; (d) All parties holding an interest in the assignment are otherwise in compliance with the regulations (43 CFR Group 3100 or 3200) and the authorizing Acts; (e) Assignee is in compliance with reclamation requirements for all Federal oil and gas lease holdings as required by sec. 17(g) of the Mineral Leasing Act; and (f) Assignee is not in violation of sec. 41 of the Mineral Leasing Act.
3. Assignee's signature to this assignment constitutes acceptance of all applicable terms, conditions, stipulations and restrictions pertaining to the lease described herein.

For geothermal assignments, an overriding royalty may not be less than one-fourth (1/4) of one percent of the value of output, nor greater than 50 percent of the rate of royalty due to the United States when this assignment is added to all previously created overriding royalties (43 CFR 3241).

I certify that the statements made herein by me are true, complete, and correct to the best of my knowledge and belief and are made in good faith.

Executed this 23rd day of April 20 15 Executed this 11 day of APRIL 20 15

Name of Assignor as shown on current lease RRSR Holding Trust
(Please type or print)

Assignor [Signature]
(Signature)

Assignee [Signature]
(Signature)

or Roy Waddell - Sole Trustee
(Title)

or Peter Seizenbacher - Managing Member
(Title)

Attorney-in-fact _____
(Signature)

Attorney-in-fact _____
(Signature)

43303 W. Delia Blvd.
(Assignor's Address)

Maricopa AZ 85138
(City) (State) (Zip Code)

Title U.S.C. Sec. 1001 makes it a crime for any person knowingly and willfully to make to any Department or agency of the United States any false, fictitious, or fraudulent statements or representations as to any matter within its jurisdiction.

UNITED STATES
DEPARTMENT OF THE INTERIOR
BUREAU OF LAND MANAGEMENT

FORM APPROVED
OMB NO. 1004-0034
Expires: July 31, 2015

**ASSIGNMENT OF RECORD TITLE INTEREST IN A
LEASE FOR OIL AND GAS OR GEOTHERMAL RESOURCES**

Mineral Leasing Act of 1920 (30 U.S.C. 181 et seq.)
Act for Acquired Lands of 1947 (30 U.S.C. 351-359)
Geothermal Steam Act of 1970 (30 U.S.C. 1001-1025)
Department of the Interior Appropriations Act, Fiscal Year 1981 (42 U.S.C. 6508)

Lease Serial No.
NVN-086810

Lease Effective Date
(Anniversary Date)
May 1, 2009

New Serial No.

Type or print plainly in ink and sign in ink.

PART A: ASSIGNMENT

1. Assignee* Wayward Lake Valley, LLC
Street 3960 Howard Hughes Parkway, Suite 500
City, State, Zip Code Las Vegas, Nevada, 89169

1a. Assignor RRSR Holding Trust

*If more than one assignee, check here and list the name(s) and address(es) of all additional assignees on page 2 of this form or on a separate attached sheet of paper.

This record title assignment is for: (Check one) Oil and Gas Lease, or Geothermal Lease

Interest conveyed: (Check one or both, as appropriate) Record Title, Overriding Royalty, payment out of production or other similar interests or payments

2. This assignment conveys the following interest:

Additional space of page 2, if needed. Do not submit documents or agreements other than this form, such documents or agreements shall only be referenced herein.	Percent of Interest			Percent of Overriding Royalty Similar Interests	
	Owned	Conveyed	Retained	Reserved	Previously reserved or conveyed
	a	b	c		
RRSR Holding Trust	80	80	0		
T7N R66E Section 4, Lots 1-4; T7N R66E Section 4, S2N2,S2; T7N R66E Section 9, Entire Section; T7N R66E Section 16, Entire Section					
Totalling 1921.780 Acres in Lincoln County, Nevada.					

RECEIVED
MAY 12 2015
BLM NVSD IAC

FOR BLM USE ONLY - DO NOT WRITE BELOW THIS LINE
UNITED STATES OF AMERICA

This assignment is approved solely for administrative purposes. Approval does not warrant that either party to this assignment holds legal or equitable title to this lease.

Assignment approved for above described lands;

Assignment approved for attached land description

Assignment approved effective JUN 01 2015

Assignment approved for land description indicated on reverse of this form

By Elaine Guenzler Acting Chief, Branch of Minerals Adjudication
Bureau of Land Management (BLM) (Title)

MAY 28 2015
(Date)

(Continued on page 2)

ORIGINAL

5/28/15
MF
YALP
5/28/15

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PART B - CERTIFICATION AND REQUEST FOR APPROVAL

1. The Assignor certifies as owner of an interest in the above designated lease that he/she hereby assigns to the above assignee(s) the rights specified above.
2. Assignee certifies as follows: (a) Assignee is a citizen of the United States; an association of such citizens; a municipality; or a corporation organized under the laws of the United States or of any State or territory thereof. For the assignment of NPR-A leases, assignee is a citizen, national, or resident alien of the United States or associations of such citizens, nationals, resident aliens or private, public or municipal corporations; (b) Assignee is not considered a minor under the laws of the State in which the lands covered by this assignment are located; (c) Assignee's chargeable interests, direct and indirect, in each public domain and acquired lands separately in the same State, do not exceed 246,080 acres in oil and gas leases (of which up to 200,000 acres may be in oil and gas options), or 300,000 acres in leases in each leasing District in Alaska of which up to 200,000 acres may be in options, if this is an oil and gas lease issued in accordance with the Minerals Leasing Act of 1920, or 51,200 acres in any one State if this is a geothermal lease; (d) All parties holding an interest in the assignment are otherwise in compliance with the regulations (43 CFR Group 3100 or 3200) and the authorizing Acts; (e) Assignee is in compliance with reclamation requirements for all Federal oil and gas lease holdings as required by sec. 17(g) of the Mineral Leasing Act; and (f) Assignee is not in violation of sec. 41 of the Mineral Leasing Act.
3. Assignee's signature to this assignment constitutes acceptance of all applicable terms, conditions, stipulations and restrictions pertaining to the lease described herein.

For geothermal assignments, an overriding royalty may not be less than one-fourth (1/4) of one percent of the value of output, nor greater than 50 percent of the rate of royalty due to the United States when this assignment is added to all previously created overriding royalties (43 CFR 3241).

I certify that the statements made herein by me are true, complete, and correct to the best of my knowledge and belief and are made in good faith.

Executed this 23rd day of April 2015 Executed this 11 day of APRIL 2015

Name of Assignor as shown on current lease RRSR Holding Trust
(Please type or print)

Assignor Roy P. Waddell - Trustee
(Signature)

Assignee Peter Seisenbacher
(Signature)

or Roy Waddell - Sole Trustee
(Title)

or Peter Seisenbacher - Managing Member
(Title)

Attorney-in-fact _____
(Signature)

Attorney-in-fact _____
(Signature)

43303 W. Delia Blvd.
(Assignor's Address)

Maricopa AZ 85138
(City) (State) (Zip Code)

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BLM NVEO IAG

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UNITED STATES
DEPARTMENT OF THE INTERIOR
BUREAU OF LAND MANAGEMENT

FORM APPROVED
OMB NO. 1004-0034
Expires: July 31, 2015

**ASSIGNMENT OF RECORD TITLE INTEREST IN A
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Geothermal Steam Act of 1970 (30 U.S.C. 1001-1025)
Department of the Interior Appropriations Act, Fiscal Year 1981 (42 U.S.C. 6508)

Lease Serial No.
NVN-086811
Lease Effective Date
(Anniversary Date)
May 1, 2009
New Serial No.

Type or print plainly in ink and sign in ink.

PART A: ASSIGNMENT

1. Assignee* Wayward Lake Valley, LLC
Street 3960 Howard Hughes Parkway, Suite 500
City, State, Zip Code Las Vegas, Nevada, 89169

1a. Assignor RRSR Holding Trust

*5/29/15
M.P.
Hand
5/28/15*

*If more than one assignee, check here and list the name(s) and address(es) of all additional assignees on page 2 of this form or on a separate attached sheet of paper.

This record title assignment is for: (Check one) Oil and Gas Lease, or Geothermal Lease

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2. This assignment conveys the following interest:

Land Description Additional space of page 2, if needed. Do not submit documents or agreements other than this form, such documents or agreements shall only be referenced herein.	Percent of Interest			Percent of Overriding Royalty Similar Interests	
	Owned	Conveyed	Retained	Reserved	Previously reserved or conveyed
	a	b	c		
RRSR Holding Trust	80	80	0		
T7N R66E Section 5, Lots 1-4; T7N R66E Section 5, S2N2,S2; T7N R66E Section 8, Entire Section; T7N R66E Section 17, Entire Section Totaling 1921.770 Acres in Lincoln County, Nevada.					

RECEIVED
MAY 12 2015
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UNITED STATES OF AMERICA

This assignment is approved solely for administrative purposes. Approval does not warrant that either party to this assignment holds legal or equitable title to this lease.

Assignment approved for above described lands;
Assignment approved effective JUN 01 2015

Assignment approved for attached land description
 Assignment approved for land description indicated on reverse of this form

By Elaine Buenaga Acting Chief, Branch of Minerals Adjudication MAY 28 2015
Bureau of Land Management (BLM) (Title) (Date)

(Continued on page 2)

ORIGINAL

PART B - CERTIFICATION AND REQUEST FOR APPROVAL

1. The Assignor certifies as owner of an interest in the above designated lease that he/she hereby assigns to the above assignee(s) the rights specified above.
2. Assignee certifies as follows: (a) Assignee is a citizen of the United States; as association of such citizens; a municipality; or a corporation organized under the laws of the United States or of any State or territory thereof. For the assignment of NPR-A leases, assignee is a citizen, national, or resident alien of the United States or associations of such citizens, nationals, resident aliens or private, public or municipal corporations; (b) Assignee is not considered a minor under the laws of the State in which the lands covered by this assignment are located; (c) Assignee's chargeable interests, direct and indirect, in each public domain and acquired lands separately in the same State, do not exceed 246,080 acres in oil and gas leases (of which up to 200,000 acres may be in oil and gas options), or 300,000 acres in leases in each leasing District in Alaska of which up to 200,000 acres may be in options, if this is an oil and gas lease issued in accordance with the Minerals Leasing Act of 1920, or 51,200 acres in any one State if this is a geothermal lease; (d) All parties holding an interest in the assignment are otherwise in compliance with the regulations (43 CFR Group 3100 or 3200) and the authorizing Acts; (e) Assignee is in compliance with reclamation requirements for all Federal oil and gas lease holdings as required by sec. 17(g) of the Mineral Leasing Act; and (f) Assignee is not in violation of sec. 41 of the Mineral Leasing Act.
3. Assignee's signature to this assignment constitutes acceptance of all applicable terms, conditions, stipulations and restrictions pertaining to the lease described herein.

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I certify that the statements made herein by me are true, complete, and correct to the best of my knowledge and belief and are made in good faith.

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(Please type or print)

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(Signature)

Assignee Peter Seisenbacher
(Signature)

or Roy Waddell - Sole Trustee
(Title)

or Peter Seisenbacher - Managing Member
(Title)

Attorney-in-fact _____
(Signature)

Attorney-in-fact _____
(Signature)

43303 W. Delia Blvd.
(Assignor's Address)

Maricopa AZ 85138
(City) (State) (Zip Code)

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UNITED STATES
DEPARTMENT OF THE INTERIOR
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PART A: ASSIGNMENT

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Street 3960 Howard Hughes Parkway, Suite 500
City, State, Zip Code Las Vegas, Nevada, 89169

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*m.f.
5/29/15
Name
528-15*

*If more than one assignee, check here and list the name(s) and address(es) of all additional assignees on page 2 of this form or on a separate attached sheet of paper.

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Interest conveyed: (Check one or both, as appropriate) Record Title, Overriding Royalty, payment out of production or other similar interests or payments

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	a	b	c	d	e
Blue Mountain Research & Development LLC T7N R66E Section 3, Lots 1-4; T7N R66E Section 3, S2N2, S2; T7N R66E Section 10, Entire Section; T7N R66E Section 15, Entire Section Totalling 1920.980 Acres in Lincoln County, Nevada.	20%	20%	0		

RECEIVED
MAY 12 2015
BLM NVSO IAC

FOR BLM USE ONLY - DO NOT WRITE BELOW THIS LINE
UNITED STATES OF AMERICA

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Assignment approved for above described lands;
Assignment approved effective JUN 01 2015

Assignment approved for attached land description
 Assignment approved for land description indicated on reverse of this form

By Elaine Guenaga Acting
Bureau of Land Management (BLM)

Chief, Branch of Minerals Adjudication
MAY 28 2015
(Title) (Date)

(Continued on page 2)

ORIGINAL

RECEIVED
MAY 12 2015
BLM NVSO IAC

PART B – CERTIFICATION AND REQUEST FOR APPROVAL

1. The Assignor certifies as owner of an interest in the above designated lease that he/she hereby assigns to the above assignee(s) the rights specified above.
2. Assignee certifies as follows: (a) Assignee is a citizen of the United States; an association of such citizens; a municipality; or a corporation organized under the laws of the United States or of any State or territory thereof. For the assignment of NPR-A leases, assignee is a citizen, national, or resident alien of the United States or associations of such citizens, nationals, resident aliens or private, public or municipal corporations; (b) Assignee is not considered a minor under the laws of the State in which the lands covered by this assignment are located; (c) Assignee's chargeable interests, direct and indirect, in each public domain and acquired lands separately in the same State, do not exceed 246,080 acres in oil and gas leases (of which up to 200,000 acres may be in oil and gas options), or 300,000 acres in leases in each leasing District in Alaska of which up to 200,000 acres may be in options, if this is an oil and gas lease issued in accordance with the Minerals Leasing Act of 1920, or 51,200 acres in any one State if this is a geothermal lease; (d) All parties holding an interest in the assignment are otherwise in compliance with the regulations (43 CFR Group 3100 or 3200) and the authorizing Acts; (e) Assignee is in compliance with reclamation requirements for all Federal oil and gas lease holdings as required by sec. 17(g) of the Mineral Leasing Act; and (f) Assignee is not in violation of sec. 41 of the Mineral Leasing Act.
3. Assignee's signature to this assignment constitutes acceptance of all applicable terms, conditions, stipulations and restrictions pertaining to the lease described herein.

For geothermal assignments, an overriding royalty may not be less than one-fourth (1/4) of one percent of the value of output, nor greater than 50 percent of the rate of royalty due to the United States when this assignment is added to all previously created overriding royalties (43 CFR 3241).

I certify that the statements made herein by me are true, complete, and correct to the best of my knowledge and belief and are made in good faith.

Executed this 23 day of April 20 15 Executed this 11 day of APRIL 20 15

Name of Assignor as shown on current lease Blue Mountain Research & Development LLC
(Please type or print)

Assignor John Snow
(Signature)

Assignee Peter Seisenbacher
(Signature)

or John Snow - President
(Title)

or Peter Seisenbacher - Managing Member
(Title)

Attorney-in-fact _____
(Signature)

Attorney-in-fact _____
(Signature)

(Assignor's Address)

(City) (State) (Zip Code)

Title U.S.C. Sec. 1001 makes it a crime for any person knowingly and willfully to make to any Department or agency of the United States any false, fictitious, or fraudulent statements or representations as to any matter within its jurisdiction.

UNITED STATES
DEPARTMENT OF THE INTERIOR
BUREAU OF LAND MANAGEMENT

**ASSIGNMENT OF RECORD TITLE INTEREST IN A
LEASE FOR OIL AND GAS OR GEOTHERMAL RESOURCES**

Mineral Leasing Act of 1920 (30 U.S.C. 181 et seq.)
Act for Acquired Lands of 1947 (30 U.S.C. 351-359)
Geothermal Steam Act of 1970 (30 U.S.C. 1001-1025)
Department of the Interior Appropriations Act, Fiscal Year 1981 (42 U.S.C. 6508)

FORM APPROVED OMB NO. 1004-0034 Expires: July 31, 2015
Lease Serial No. NVN-086810
Lease Effective Date (Anniversary Date) May 1, 2009
New Serial No.

Type or print plainly in ink and sign in ink.

PART A: ASSIGNMENT

I. Assignee* Wayward Lake Valley, LLC
Street 3960 Howard Hughes Parkway, Suite 500
City, State, Zip Code Las Vegas, Nevada, 89169

Ia. Assignor Blue Mountain Research & Development LLC

*If more than one assignee, check here and list the name(s) and address(es) of all additional assignees on page 2 of this form or on a separate attached sheet of paper.

This record title assignment is for: (Check one) Oil and Gas Lease, or Geothermal Lease

Interest conveyed: (Check one or both, as appropriate) Record Title, Overriding Royalty, payment out of production or other similar interests or payments

2. This assignment conveys the following interest:

Land Description Additional space of page 2, if needed. Do not submit documents or agreements other than this form, such documents or agreements shall only be referenced herein.	Percent of Interest			Percent of Overriding Royalty Similar Interests	
	Owned	Conveyed	Retained	Reserved	Previously reserved or conveyed
	a	b	c	d	e
Blue Mountain Research & Development LLC T7N R66E Section 4, Lots 1-4; T7N R66E Section 4, S2N2, S2; T7N R66E Section 9, Entire Section; T7N R66E Section 16, Entire Section Totaling 1921.780 Acres in Lincoln County, Nevada.	20	20	0		

RECEIVED
MAY 12 2015
BLM NVSO IAC

FOR BLM USE ONLY - DO NOT WRITE BELOW THIS LINE

UNITED STATES OF AMERICA

This assignment is approved solely for administrative purposes. Approval does not warrant that either party to this assignment holds legal or equitable title to this lease.

Assignment approved for above described lands;

Assignment approved for attached land description

Assignment approved effective JUN 01 2015

Assignment approved for land description indicated on reverse of this form

By Eldene Guenaga Acting Chief, Branch of Minerals Adjudication
Bureau of Land Management (BLM) (Title) (Date) MAY 28 2015

(Continued on page 2)

ORIGINAL

5/28/15
M.F.
L. Guenaga
528.75

1F1

PART B - CERTIFICATION AND REQUEST FOR APPROVAL

1. The Assignor certifies as owner of an interest in the above designated lease that he/she hereby assigns to the above assignee(s) the rights specified above.
2. Assignee certifies as follows: (a) Assignee is a citizen of the United States; an association of such citizens; a municipality; or a corporation organized under the laws of the United States or of any State or territory thereof. For the assignment of NPR-A leases, assignee is a citizen, national, or resident alien of the United States or associations of such citizens, nationals, resident aliens or private, public or municipal corporations; (b) Assignee is not considered a minor under the laws of the State in which the lands covered by this assignment are located; (c) Assignee's chargeable interests, direct and indirect, in each public domain and acquired lands separately in the same State, do not exceed 246,080 acres in oil and gas leases (of which up to 200,000 acres may be in oil and gas options), or 300,000 acres in leases in each leasing District in Alaska of which up to 200,000 acres may be in options, if this is an oil and gas lease issued in accordance with the Minerals Leasing Act of 1920, or 51,200 acres in any one State if this is a geothermal lease; (d) All parties holding an interest in the assignment are otherwise in compliance with the regulations (43 CFR Group 3100 or 3200) and the authorizing Acts; (e) Assignee is in compliance with reclamation requirements for all Federal oil and gas lease holdings as required by sec. 17(g) of the Mineral Leasing Act; and (f) Assignee is not in violation of sec. 41 of the Mineral Leasing Act.
3. Assignee's signature to this assignment constitutes acceptance of all applicable terms, conditions, stipulations and restrictions pertaining to the lease described herein.

For geothermal assignments, an overriding royalty may not be less than one-fourth (1/4) of one percent of the value of output, nor greater than 50 percent of the rate of royalty due to the United States when this assignment is added to all previously created overriding royalties (43 CFR 3241).

I certify that the statements made herein by me are true, complete, and correct to the best of my knowledge and belief and are made in good faith.

Executed this 23 day of April 20 15 Executed this 11 day of APRIL 20 15

Name of Assignor as shown on current lease Blue Mountain Research & Development LLC
(Please type or print)

Assignor *John Snow*
(Signature)

Assignee *Peter Seisenbacher*
(Signature)

or John Snow - President
(Title)

or Peter Seisenbacher - Managing Member
(Title)

Attorney-in-fact _____
(Signature)

Attorney-in-fact _____
(Signature)

(Assignor's Address)

(City) (State) (Zip Code)

RECEIVED
MAY 12 2015
BLM NV&O IAC

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UNITED STATES
DEPARTMENT OF THE INTERIOR
BUREAU OF LAND MANAGEMENT

FORM APPROVED
OMB NO. 1004-0034
Expires: July 31, 2015

**ASSIGNMENT OF RECORD TITLE INTEREST IN A
LEASE FOR OIL AND GAS OR GEOTHERMAL RESOURCES**

Mineral Leasing Act of 1920 (30 U.S.C. 181 et seq.)
Act for Acquired Lands of 1947 (30 U.S.C. 351-359)
Geothermal Steam Act of 1970 (30 U.S.C. 1001-1025)
Department of the Interior Appropriations Act, Fiscal Year 1981 (42 U.S.C. 6508)

Lease Serial No.
NVN-086811
Lease Effective Date
(Anniversary Date)
May 1, 2009
New Serial No.

Type or print plainly in ink and sign in ink.

PART A: ASSIGNMENT

1. Assignee* Wayward Lake Valley, LLC
Street 3960 Howard Hughes Parkway, Suite 500
City, State, Zip Code Las Vegas, Nevada, 89169

1a. Assignor Blue Mountain Research & Development LLC

5/28/15
M.F.
5-28-15

*If more than one assignee, check here and list the name(s) and address(es) of all additional assignees on page 2 of this form or on a separate attached sheet of paper.

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Land Description Additional space of page 2, if needed. Do not submit documents or agreements other than this form, such documents or agreements shall only be referenced herein.	Percent of Interest			Percent of Overriding Royalty Similar Interests	
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Blue Mountain Research & Development LLC T7N R66E Section 5, Lots 1-4; T7N R66E Section 5, S2N2,S2; T7N R66E Section 8, Entire Section; T7N R66E Section 17, Entire Section Totalling 1921.770 Acres in Lincoln County, Nevada.	20	20	0		

RECEIVED
MAY 12 2015
BLM NVSO IAC

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UNITED STATES OF AMERICA

This assignment is approved solely for administrative purposes. Approval does not warrant that either party to this assignment holds legal or equitable title to this lease.

Assignment approved for above described lands; Assignment approved for attached land description
Assignment approved effective JUN 01 2015 Assignment approved for land description indicated on reverse of this form

By Clain Guzman Acting Chief, Branch of Minerals Adjudication MAY 28 2015
Bureau of Land Management (BLM) (Title) (Date)

(Continued on page 2)

ORIGINAL

PART B – CERTIFICATION AND REQUEST FOR APPROVAL

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I certify that the statements made herein by me are true, complete, and correct to the best of my knowledge and belief and are made in good faith.

Executed this 23 day of APRIL 20 15 Executed this 11 day of APRIL 20 15

Name of Assignor as shown on current lease Blue Mountain Research & Development LLC
(Please type or print)

Assignor *John H. Snow*
(Signature)

Assignee *Peter Seisenbacher*
(Signature)

or John Snow - President
(Title)

or Peter Seisenbacher - Managing Member
(Title)

Attorney-in-fact _____
(Signature)

Attorney-in-fact _____
(Signature)

(Assignor's Address)

RECEIVED

MAY 12 2015

BLM NVSO IAC

(City) (State) (Zip Code)

Title U.S.C. Sec. 1001 makes it a crime for any person knowingly and willfully to make to any Department or agency of the United States any false, fictitious, or fraudulent statements or representations as to any matter within its jurisdiction.

UNITED STATES
DEPARTMENT OF THE INTERIOR
BUREAU OF LAND MANAGEMENT

RECEIPT AND ACCOUNTING ADVICE

Subject:

Assignee: Wayward Lake Valley LLC
3960 Howard Hughes Pkwy, Suite 500
Las Vegas, Nevada 89169

Remitter:

Assignor: RRSR Holding Trust/Blue Mtn. Research and Development

LEASE MANAGEMENT DATA		<input type="checkbox"/> NEW	<input checked="" type="checkbox"/> UPDATE	<input type="checkbox"/> PAYMENT					
ORIGINAL SERIAL NO.	ASG.	TYPE	ST.	COUNTY	FUND SYMBOL	ACRES/UNITS	RATE		
NVN - 86809		OG		017		1,920.980			
AMOUNT	ANV.	EXP. DATE	BILL CYC.	S/C	DISTRICT	NEXT BILL	MISC.	ACTUAL	
\$ -									
\$ -									
ORIGINAL SERIAL NO.	ASG.	TYPE	ST.	CTY.	FUND SYMBOL	ACRES/UNITS	RATE		
AMOUNT	ANV.	EXP. DATE	BILL CYC.	S/C	DISTRICT	NEXT BILL	MISC.	ACTUAL	
APPLY REMITTANCE									
ACTION	FUND SYMBOL	CTY.	AMOUNT	Assignment approved effective 06/01/2015/E/F/ 80% RTI from RRSR Holding Trust to Wayward Lake Valley LLC 20% RTI from Blue Mtn. Research and Development LLC to Wayward Lake Valley LLC					
FILING FEE									
RENTAL			\$ -						
BONUS BID									
Remaining Bonus									
REFUND									
TOTAL									
AMOUNT DUE				BY: <i>Myerney</i>	DATE: <i>5/27/15</i>				
FOR MMS USE ONLY									
<input type="checkbox"/> Lease in Escrow?		<input type="checkbox"/> Of Interest?		BILLEE NUMBER		FOREST REFUGE			
<input type="checkbox"/> KGS?		<input type="checkbox"/> Operating Rights?							
<input checked="" type="checkbox"/> Auto Escalates?		<input type="checkbox"/> Operator?		OCS SECTION CODE					
<input type="checkbox"/> Auto Renew		<input type="checkbox"/> Bond Files?							

Approved By: *Elaine Guenaga* DATE: MAY 28 2015

UNITED STATES
DEPARTMENT OF THE INTERIOR
BUREAU OF LAND MANAGEMENT

RECEIPT AND ACCOUNTING ADVICE

Subject:

Assignee: Wayward Lake Valley LLC
3960 Howard Hughes Pkwy, Suite 500
Las Vegas, Nevada 89169

Remitter:

Assignor: RRSR Holding Trust/Blue Mtn. Research and Development

LEASE MANAGEMENT DATA		<input type="checkbox"/> NEW	<input checked="" type="checkbox"/> UPDATE	<input type="checkbox"/> PAYMENT					
ORIGINAL SERIAL NO.	ASG.	TYPE	ST.	COUNTY	FUND SYMBOL	ACRES/UNITS	RATE		
NVN - 86810		OG		017		1,921.780			
AMOUNT	ANV.	EXP. DATE	BILL CYC.	S/C	DISTRICT	NEXT BILL	MISC.	ACTUAL	
\$ -									
\$ -									
ORIGINAL SERIAL NO.	ASG.	TYPE	ST.	CTY.	FUND SYMBOL	ACRES/UNITS	RATE		
AMOUNT	ANV.	EXP. DATE	BILL CYC.	S/C	DISTRICT	NEXT BILL	MISC.	ACTUAL	
APPLY REMITTANCE									
ACTION	FUND SYMBOL	CTY.	AMOUNT	Assignment approved effective 06/01/2015/E/F/ 80% RTI from RRSR Holding Trust to Wayward Lake Valley LLC 20% RTI from Blue Mtn. Research and Development LLC to Wayward Lake Valley LLC					
FILING FEE									
RENTAL			\$ -						
BONUS BID									
Remaining Bonus									
REFUND									
TOTAL									
AMOUNT DUE				BY: <i>[Signature]</i>	DATE: 5/27/15				
FOR MMS USE ONLY									
<input type="checkbox"/> Lease in Escrow?		<input type="checkbox"/> Of Interest?		BILLEE NUMBER		FOREST REFUGE			
<input type="checkbox"/> KGS?		<input type="checkbox"/> Operating Rights?							
X Auto Escalates?		<input type="checkbox"/> Operator?		OCS SECTION					
<input type="checkbox"/> Auto Renew		<input type="checkbox"/> Bond Files?		CODE					

Approved By: *Clair Swartz* Date: MAY 28 2015

UNITED STATES
DEPARTMENT OF THE INTERIOR
BUREAU OF LAND MANAGEMENT

RECEIPT AND ACCOUNTING ADVICE

Subject:

Assignee: Wayward Lake Valley LLC
3960 Howard Hughes Pkwy, Suite 500
Las Vegas, Nevada 89169

Remitter:

Assignor: RRSR Holding Trust/Blue Mtn. Research and Development

LEASE MANAGEMENT DATA		<input type="checkbox"/> NEW		<input checked="" type="checkbox"/> UPDATE		<input type="checkbox"/> PAYMENT		
ORIGINAL SERIAL NO.	ASG.	TYPE	ST.	COUNTY	FUND SYMBOL	ACRES/UNITS	RATE	
NVN - 86811		OG		017		1,921.770		
AMOUNT	ANV.	EXP. DATE	BILL CYC.	S/C	DISTRICT	NEXT BILL	MISC.	ACTUAL
\$ -								
\$ -								
ORIGINAL SERIAL NO.	ASG.	TYPE	ST.	CTY.	FUND SYMBOL	ACRES/UNITS	RATE	
AMOUNT	ANV.	EXP. DATE	BILL CYC.	S/C	DISTRICT	NEXT BILL	MISC.	ACTUAL
APPLY REMITTANCE								
ACTION	FUND SYMBOL	CTY.	AMOUNT	Assignment approved effective 06/01/2015/E/F/ 80% RTI from RRSR Holding Trust to Wayward Lake Valley LLC 20% RTI from Blue Mtn. Research and Development LLC to Wayward Lake Valley LLC				
FILING FEE								
RENTAL			\$ -					
BONUS BID								
Remaining Bonus								
REFUND								
TOTAL								
AMOUNT DUE				BY: <i>M. Feunne</i>	DATE: 5/27/15	FOR MMS USE ONLY		
Lease in Escrow?		Of Interest?		BILLEE NUMBER		FOREST REFUGE		
KGS?		Operating Rights?		OCS SECTION CODE				
X Auto Escalates?		Operator?						
Auto Renew		Bond Files?						

Approved By: *Elaine Luong* DATE: **MAY 28 2015**

COPY

This document to which this certificate is attached is a true, exact and correct copy of the original, on file and recorded in the County Clerks Office, Pioche Nevada.

In witness whereof, I have hereunto set my hand and affixed the seal of the Seventh Judicial District Court in and for the County of Lincoln, State of Nevada, This 28th day of February, 2018

Clerk
Shawn D. Miller
CLERK