

EXHIBIT "A"

(Tax Parcel No. 012-040-09, 012-040-05, 012-040-06, 012-040-08 and 012-040-10)

Parcel 1:

That portion of the North Half of the Southeast Quarter of the Southeast Quarter (N1/2 of SE1/4 of SE1/4) and that portion of the Northeast Quarter of the Southeast Quarter (NE1/4 of SE1/4) of Section 32, Township 1 South, Range 68 East of the Mount Diablo Base and Meridian, Lincoln County, Nevada, lying East of the Pioche Branch of the Union Pacific Railroad right-of-way as the same now exists and as described in mense instruments of Record.

That portion of the West Half of the Northwest Quarter of the Southwest Quarter (W1/2 of NW1/4 of SW1/4) and that portion of the West Half Southwest Quarter of the Northwest Quarter (W1/2 of SW1/4 of NW1/4) of Section 33, Township 1 South, Range 68 East of the Mount Diablo Base and Meridian, Lincoln County, Nevada, lying East of the Pioche Branch of the Union Pacific Railroad right-of-way as the same now exists and as described in mense instruments of Record.

ALSO:

BEGINNING at a point 660 feet East of the Southwest corner of the Northwest Quarter of the Southwest Quarter (NW1/4 of SW1/4) of Section 33, Township 1 South, Range 68 East of the Mount Diablo Base and Meridian, Lincoln County, Nevada;

Thence East 145 feet;

Thence Northeasterly to a point on the North line of the Northwest Quarter of the Southwest Quarter (NW1/4 of SW1/4) of said Section 33, which point is 990 feet East from the Northwest corner of said Northwest Quarter of the Southwest Quarter (NW1/4 of SW1/4) of Section 33;

Thence West 330 feet to a point 660 feet East of the Northwest corner of said Section 33;

Thence South, along the West line of the East Half of the Northwest Quarter of the Southwest Quarter (E1/2 of NW1/4 of SW1/4) of said Section 33 to the Point of Beginning.

Parcel 2:

The North Half of the Southwest Quarter of the Southwest Quarter (SW1/4 of SW1/4) of Section 33 Township 1 South, Range 68 East of the Mount Diablo Base and Meridian, Lincoln County, Nevada.

Parcel 3:

BEGINNING at a point 20 rods South of the Northeast corner of the Southeast Quarter of the Southwest Quarter (SE1/4 of SW1/4) of Section 33 Township 1 South, Range 68 East of the Mount Diablo Base and Meridian, Lincoln County, Nevada.

Thence South 60 rods;

Thence West 80 rods;

Thence North 60 rods;

Thence East 80 rods to the Point of Beginning.

ALSO:

The South Half of the Southwest Quarter of the Southwest Quarter (S1/2 of SW1/4 of SW1/4) of Section 33, Township 1 South, Range 68 East of the Mount Diablo Base and Meridian, Lincoln County, Nevada.

Parcel 4:

BEGINNING at the Northeast corner of the Northwest Quarter of the Southwest Quarter (NW1/4 of SW1/4) of Section 33, Township 1 South, Range 68 East of the Mount Diablo Base and Meridian, Lincoln County, Nevada;

Thence West 22 rods 10 feet to the Northeast corner of a parcel of land formerly owned by "Edwards Brothers" as described in instrument recorded in Book M-1 of Deeds, Page 148 of Official Records and other mense instruments of record;

Thence South 80 rods, along the East line of said "Edwards Brothers" land;

Thence East 22 rods;

Thence North 80 rods to the Point of Beginning.

Parcel 5:

The East half of the Southwest Quarter of the Northwest Quarter (E1/2 of SW1/4 of NW1/4) of Section 33, Township 1 South, Range 68 East of the Mount Diablo Base and Meridian, Lincoln County, Nevada.

EXCEPTING THEREFROM the railroad right-of-way previously conveyed away.

TOGETHER WITH the following water rights registered with the State of Nevada Division of Water Resources: Water Permit Number: 11992.