FILED

DEC 28 1977

STATE ENGINEER'S OFFICE

R.P.T.T. - None

DEED

THIS INDENTURE, made this 1st day of January, 1977, between P. X. RANCH CO., a Nevada corporation, party of the first part, and J. R. SIMPLOT, a single man, party of the second part,

WITNESSETH:

That the said party of the first part, for and in consideration of the sum of TEN DOLLARS ($10.00), lawful money of the United States, to it in hand paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents grant, bargain, sell and convey unto the said party of the second part, and to his heirs and assigns, the following described real property situate in the County of Elko, State of Nevada, to-wit:

ATTORNEYS AT LAW
200 SOUTH VIRGINIA ST.
RENO, NEVADA 89505

23

The land referred to is described as follows and situate in Elko County, Nevada.

PARCEL 1:

Township 40 North, Range 54 East, MDB&M

Section 5: Lot 5;
9: NW¼SW¼;

Township 41 North, Range 54 East, MDB&M

Section 1: N½; W½SW¼;
2: All
3: All
4: N½; NE¼SW¼; S½SW¼; SE¼;
5: SW¼NE¼; NW¼SE¼; S½SE¼;
6: SE¼SW¼; SW¼SE¼;
7: S½NE¼; SE¼NW¼; Lot 2; N½SE¼; SE¼SE¼;
8: NE¼; SE¼SE¼; SW¼SW¼;
9: All
10: All
11: SW¼NE¼; S½NW¼; SW¼; N½SE¼;
12: S½N½; N½S½;
13: NE¼; SW¼;
14: E½NW¼; S½;
16: NW¼; N½SW¼; SW¼SW¼;
17: E½; S½W½; NW¼NW¼;
20: E½E½; SW¼NE¼;
21: W½W½;
23: N½; NE¼SW¼; SE¼;
24: SW¼;
28: W½; W½SE¼;
29: NE¼NE¼;

Township 42 North, Range 54 East, MDB&M

Section 1: Lots 1 and 2 of NE¼;
15: SW¼;
16: E½SE¼; SW¼SE¼;
21: E½;
22: W½NE¼; W½; SE¼;
23: SW¼;

Township 42 North, Range 54 East, MDB&M, continued

Section 25: SW¼NW¼; SW¼; W½SE¼; SE¼SE¼;
26: S½NE¼; W½; SE¼;
27: N½; NE¼SW¼; NW¼SE¼;
28: E½NE¼;
33: Lot 2 (SW¼NW¼); SW¼; SW¼SE¼;
34: S½;
35: All
36: All

Township 41 North, Range 55 East, MDB&M

Section 2: Lot 4 of NW¼; SW¼NW¼; W½SW¼;
3: E½E½; S½SW¼; SW¼SE¼;
4: S½S½;
5: SW¼NW¼; SW¼;
6: All
7: NE¼; NE¼NW¼; N½SW¼; SE¼;
8: Lots 2, 3 and 4; SW¼NE¼; W½; NW¼SE¼;
9: N½;
10: W½NW¼;
17: W½W½;
18: E½; SW¼;
19: N½; SE¼SE¼;
20: W½;
30: NE¼NE¼; S½NE¼; W½SE¼; SE¼SE¼;
31: NE¼NE¼;

Township 42 North, Range 55 East, MDB&M

Section 31: S½NW¼; SW¼; W½SE¼; SE¼SE¼;
34: SE¼NE¼; E½SE¼;
35: W½W½;

Township 44 North, Range 55 East, MDB&M

Section 23: NE¼; W½NW¼; SE¼NW¼; NW¼SW¼; SW¼SE¼; N½SE¼; S½SW¼;
24: Lots 3 and 4; NW¼; N½SW¼;

Township 43 North, Range 56 East, MDB&M

Section 11: E½NE¼; SW¼NE¼;
12: Lots 1, 2, 3 and 4; W½E½; E½W½; W½NW¼; NW¼SW¼;
13: Lots 1, 2, 3 and 4; E½SW¼; W½SE¼;

Township 43 North, Range 57 East, MDB&M

Section 2: SW¼SW¼;
5: S½NW¼; SW¼; W½SE¼;
7: E½NE¼;
8: W½NE¼; NW¼;
9: E½E½;
10: All
11: W½W½;
15: W½NE¼; W½; NW¼SE¼;
16: All
17: NE¼; W½; N½SE¼;
18: NE¼; SW¼SW¼; S½SE¼;
19: NE¼; E½NW¼; NW¼NW¼;
20: W½NW¼;
21: N½;
22: NW¼NE¼; NW¼;

Township 41 North, Range 56 East, MDB&M

AN UNDIVIDED ONE-THIRD INTEREST IN AND TO:

Section 10: NE¼NE¼; S½NE¼; NW¼SE¼;

PARCEL 2:

Township 41 North, Range 56 East, MDB&M

Section 3: SW¼NE¼; S½NW¼; SW¼;
4: S½NE¼; SE¼;
9: N½NE¼; NE¼NW¼;
10: AN UNDIVIDED ONE-THIRD INTEREST IN AND TO S½NE¼; NE¼NE¼; NW¼SE¼;

PARCEL 3:

Township 42 North, Range 54 East, MDB&M

Section 3: Lots 1, 2, 3 and 4; S½N½;
4: Lots 1, 2, 3, 4, 5, 6, 7, 8 and 9; N½SE¼; SE¼NE¼;

Township 43 North, Range 54 East, MDB&M

Section 33: S½SE¼;
34: S½SW¼; SE¼;

EXCEPTING THEREFROM, ALL STATE HIGHWAYS, situate across all lands listed above.

SUBJECT to deed of trust dated February 5, 1963, executed by P. X. RANCH CO., a Nevada corporation, to PIONEER TITLE INSURANCE COMPANY OF NEVADA, a Nevada corporation, Trustee, to secure an indebtedness of $1,950,000.00 in favor of AMERICAN NATIONAL INSURANCE COMPANY, a Texas corporation, and any other amounts payable under the terms thereof, recorded February 5, 1963, in Book 33, Page 566, File No. 11593 of Official Records of Elko County, Nevada;

AS SUPPLEMENTED by a supplemental deed of trust and assignment of rents dated October 3, 1963 being recorded November 12, 1963 in Book 41, Page 16, File No. 14086 of Official Records of Elko County, Nevada, and the supplemental deed of trust dated July 10, 1964, being recorded July 21, 1964 in Book 46, Page 612, File No. 15951 of Official Records of Elko County, Nevada.

TOGETHER WITH all and singular the tenements, hereditaments, and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TOGETHER WITH all ranch buildings and any and all other improvements situated thereon.

TOGETHER WITH all water, water rights, dams, ditches and reservoirs heretofore and now used in connection with the irrigation of said lands and for domestic purposes.

TOGETHER WITH all stock water and stock watering rights, range and range rights, forest and forest rights heretofore and now used in connection with and/or belonging to said property.

TO HAVE AND TO HOLD all and singular the said premises together with the appurtenances, unto the said party of the second part and to his heirs and assigns forever.

ATTORNEYS AT LAW
RENO, NEVADA

IN WITNESS WHEREOF, the party of the first part has hereunto set its hand and seal the day and year first above written.

SEAL AFFIXED

P. X. RANCH CO.

By F C Brown
President

ATTEST:

J Ralph Smith
Secretary Assistant

STATE OF Idaho)
: ss.
County of Ada)

On this 1st day of ~~December~~ January, 1969, personally appeared before me, a Notary Public in and for said County and State, F. C. Brown and J. Ralph Smith, known to me to be the President and/Assistant Secretary of P. X. RANCH CO., the corporation that executed the foregoing instrument, and upon oath, did depose that they are the officers of said corporation as above designated; that they are acquainted with the seal of said corporation; that the signatures to said instrument were made by officers of said corporation as indicated after said signatures; and that the said corporation executed the said instrument freely and voluntarily and for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal at my office in the County and State aforesaid, the day and year first above written.

Doris L Alsgaugh
NOTARY PUBLIC

File No. 41277

FILED FOR RECORD
AT REQUEST OF
Vaughan, Hull, McDaniel & Martin
JAN 2 9 35 AM '69
RECORDED BOOK 105 PAGE 118
ESTHER N. SKELTON
ELKO COUNTY RECORDER

41277 Fee $9.00

SEAL AFFIXED

105 PAGE 124

STATE OF NEVADA
COUNTY OF ELKO) SS.
JERRY D. REYNOLDS, the [illegible] and qualified Recorder of Elko County, in the State of Nevada, do hereby certify that this is a true, full and correct copy of the instrument on record in this office. IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of my office, in Elko, Nevada this
day of DEC 05 1971 A.D. 19
JERRY D. REYNOLDS, COUNTY RECORDER
By [signature]
(SEAL)

Edwin McDonald, Carson & Wilson
ATTORNEYS AT LAW
[illegible] SOUTH VIRGINIA ST.
RENO, NEVADA 89505