

196205

GRANTOR

BOOK 280 PAGE 456

Stephen L. Young
Box 281
Lovelock, NV 89419

196205

DOCUMENTARY TRANSFER TAX \$ 0

___ Computed on the consideration or value of property conveyed; OR
___ Computed on the consideration or value less liens or encumbrances remaining at time of sale.

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That Llewellyn A. Young for a valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to Llewellyn A. Young, as Trustee of the Llewellyn A. Young Living Trust, all that real property situate in City of Lovelock County of Pershing State of Nevada, bounded and described as set forth on Exhibit A which is attached hereto and incorporated herein by this reference.

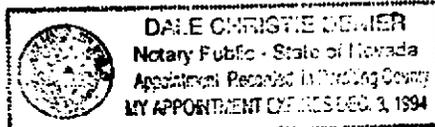
TOGETHER with all and singular, the tenements, hereditaments and appurtenances and improvements thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and reminders, rents, issues and profits thereof.

Witness his hand on this 7th day of February, 1994

Llewellyn A. Young
LLEWELLYN A. YOUNG

State of Nevada
County of Pershing)

On February 7, 1994, before me,
DALE CHRISTIE DENIER, a Notary Public
in and for said County and State,
personally appeared Llewellyn A. Young
who acknowledged that he/~~she~~ executed
the above instrument.



Signature Dale Christie Denier

(Seal)

EXHIBIT A PAGE 1 OF 17

All right, title and interest in and to all real estate, including but not limited to:

DARTMOUTH 4-PLEX

All that real property situate in the City of Lovelock, County of Pershing, State of Nevada, bounded and described as follows:

Parcel B on Parcel Map for FARM PRODUCTS and Robert N. and Mary D. Taylor (within the County of Lovelock), being in the Southeast Quarter (SE1/4) of the Southeast Quarter (SE1/4) of Section 27, Township 27 North, Range 31 East, M.D.B. & M., filed on January 6, 1982 as No. 123850, Pershing county, Records Office.

TOGETHER WITH the North 17 feet of Parcel C as shown on the herein referred to Parcel Map for common driveway.

ASSESSOR'S PARCEL NUMBER 01-111-21

EXHIBIT A PAGE 2 OF 17

All right, title and interest in and to all real estate, including but not limited to:

GALL PROPERTY

All that real property situated in the City of Lovelock, County of Pershing, Nevada, bounded and described as follows:

Beginning at the intersection of the west boundary line of Dartmouth Avenue and the south boundary line of Fourth Street; thence north 29 12' east 86.60 feet; thence north 86 52' west, 286.15 feet; thence south 0 07' east, 77.90 feet; thence south 86 52' east, 243.70 feet to the point of beginning and containing 0.46 acres, more or less, together with all improvements thereon.

ASSESSORS PARCEL NUMBER 1-111-08

EXHIBIT A PAGE 3 OF 17

All right, title and interest in and to all real estate,
including but not limited to:

9TH STREET WAREHOUSE

The land and improvements located on 9th Street between
Amherst and Broadway in Lovelock, Pershing County,
Nevada, commencing approximately 102 feet from the
southwest corner of 9th Street and Amherst Avenue,
consisting of a lot 23 feet by approximately 90 feet
improved by a store warehouse.

ASSESSORS PARCEL NUMBER 1-162-4.

EXHIBIT A PAGE 4 OF 17

All right, title and interest in and to all real estate, contracts of sale, promissory notes, and promissory notes secured by deeds of trust, including but not limited to:

11th STREET RESIDENCE

A piece of parcel of land beginning at the Southwest corner of Block Two (2) of the Original Townsite of the town (now City) of Lovelock, County of Pershing (formerly a part of Humboldt County), State of Nevada, running thence northerly along the westerly line of said Block Two (2) one hundred (100) feet to a point, running thence easterly forty-seven feet along the northerly line of Lot Five (5) of said Block to a point, running thence 100 feet southerly paralleling the westerly line of said Block to a point on the southerly line of Lot (6) of said Block running thence 47 feet westerly along the southerly boundary line of said Block to the point of beginning. (Being a piece of parcel of land 47 feet by 100 feet with a frontage of 47 feet on Eleventh Street as same appears on the official map or plat of said Townsite of Lovelock, now on file in the office of the County Recorder of Humboldt County at Winnemucca, Nevada and to which reference is hereby made for greater certainty of description). Also including all buildings and improvements thereon.

A piece of parcel of land beginning at the Southwest corner of Block Two (2) of the Original Townsite of the town (now City) of Lovelock, Pershing County (formerly a part of Humboldt County), State of Nevada, running thence northerly along the westerly line of said Block Two (2) one hundred (100) feet to a point, running thence easterly eighty-eight feet along the northerly line of Lot Five (5) of said Block to a point, running thence 100 feet southerly paralleling the westerly line of said Block to a point on the southerly line of Lot (6) of said Block running thence 88 feet westerly along the southerly boundary line of said Block to the point of beginning. (Being a piece of parcel of land eighty-eight (88) feet by one hundred (100) feet with a frontage of eighty-eight (88) feet on Eleventh Street as same appears on the official map or plat of said Townsite of Lovelock, now on file in the office of the County Recorder of Humboldt County at Winnemucca, Nevada and to which reference is hereby made for greater certainty of description). Also including all buildings and improvements thereon.

ASSESSORS PARCEL NO. 1-133-16

All right, title and interest in and to all real estate, including but not limited to:

YOUNG RANCH

The land and improvements located in Pershing County, Nevada described as follows:

The Northeast one quarter (NE1/4), East half of Northwest Quarter (E1/2 of NW1/4), Northeast quarter of Southwest quarter, (NE1/4 of SW 1/4), and Northwest quarter of Southeast quarter, (NE1/4 of SW1/4) of section Twenty-eight, Township Twenty-eight, North, Range Thirty-two, East, Mount Diablo Base & Meridian: Together with all improvements situated thereon, including machinery, power plant, water and water rights, ditch and ditch rights, appurtenant thereto or used in connection therewith, and also including the pumping plant, pipe lines, etc., necessary, incident or appurtenant to the said lands: Excepting 3.99 acres conveyed to the State of Nevada for Highway purposes.

ASSESSORS PARCELS NOS. 3-161-11 AND 3-161-12

All of my right, title and interest to and under all contracts of sale, promissory notes and promissory notes secured by deed of trust, including but not limited to:

1355 Central

Promissory note in the amount of \$24,448.65 executed by Dennis P. Flynn and Nancy M. Flynn, dated May 11, 1982, payable to Llewellyn A. Young and Florence A. Young, secured by a Deed of Trust, dated May 11, 1982, recorded in Book 133, page 115, of the Official Records of Pershing County, Nevada, encumbering the following real property:

Lots numbered One (1) and Two (2) in Block "A" of the McCracken Addition to the Town of Lovelock (now City of Lovelock), Pershing County, Nevada, as the same appears on the official map of said Addition to said Town (now City), duly on file in the office of the County Recorder of Humboldt County, Nevada together with all improvements thereon situate

ASSESSORS PARCEL NO. 1-034-04

EXHIBIT A, Page 7 of 17

All of my right, title and interest to and under all contracts of sale, promissory notes and promissory notes secured by deed of trust, including but not limited to:

Lovelock Mercantile Building

Promissory note in the amount of \$65,000 executed by Harold Newman and Ramona Newman, dated August 1, 1970, payable to Llewellyn A. Young or Florence A. Young, secured by a Deed of Trust, dated August 1, 1970, recorded in Book 80, page 577, of the Official Records of Pershing County, Nevada, encumbering the following real property:

Lots One (1) and Two (2) and the Northerly Forty-Nine (49) feet of Lot Three (3), that is, a strip of land Forty-Nine (49) feet wide running Easterly and Westerly for the full length of said Lot Three (3), all in Block Fifteen (15) of the Original Townsite of the Town, now City, of Lovelock, according to the official map thereof on file in the office of the County Recorder of Humboldt County, Nevada, at Winnemucca. Nevada.

ASSESSORS PARCEL NO. 1-135-03

All of my right, title and interest in all real estate, contracts of sale, promissory notes and notes secured by deeds of trust, including but not limited to:

The land and improvements located in Lovelock, Pershing County, Nevada, described as Assessors Parcel No. 1-128-11.

EXHIBIT A PAGE 9 OF 17

All right, title and interest in and to all real estate,
located in the block bounded by Dartmouth Ave., 8th
Street, Cornell Avenue and 7th Street in Lovelock,
Pershing County, Nevada, described as

ASSESSORS PARCELS NOS. 1-123-01 and 1-123-06

EXHIBIT A PAGE 10 OF 17

All right, title and interest in and to all real estate, including but not limited to:

The land and improvements located in Pershing County, Nevada, described as follows:

South one-half of Southeast one-quarter (S1/2 of SE1/4) of Section 15, Township 33, Range 30, 80 acres in Pershing County, Nevada.

ASSESSORS PARCEL NO. 2-121-10

and the twelve acre parcel described by

ASSESSORS PARCEL NO. 2-121-17

EXHIBIT A, Page 11 of 17

All of my right, title and interest in and to all mining claims and mineral rights, including but not limited to:

North Star

The claims are located in Sections 10 and 15, Township 33, Range 30, in the Scossa mining district, in Pershing County, Nevada. BLM Serial No. MNC 100060.

The claim map showing this claim is filed as Document Number 84100 in the Pershing County, Nevada records.

EXHIBIT A, Page 12 of 17

All of my right, title and interest in and to all mining claims and mineral rights, including but not limited to:

North Star #2

The claims are located in Sections 10 and 15, Township 33, Range 30, in the Scossa mining district, in Pershing County, Nevada. BLM Serial No. NMC 100061.

The claim map showing this claim is filed as Document Number 84100 in the Pershing County, Nevada records.

EXHIBIT A, Page 13 of 17

All of my right, title and interest in and to all mining claims and mineral rights, including but not limited to:

Good Luck

The claims are located in Sections 8, 16 and 30, Township 27N, Range 30E, in the Velvet mining district, in Pershing County, Nevada.

<u>Name</u>	<u>BLM Serial Nos.</u>
Good Luck 28	NMC 74772
Good Luck 29	NMC 74780
Good Luck 33	NMC 74785
Good Luck 37	NMC 74789
Good Luck 5-11	NMC 65027-NMC 65033

The claim maps showing these claims are in the Pershing County, Nevada records as Documents Numbers 107 195; 107 236; 106 559; and 107 190.

EXHIBIT A, Page 14 of 17

All of my right, title and interest in and to all mining claims and mineral rights, including but not limited to:

Iron

The claims are located in Sections 16 and 22, Township 25N, Range 34E, in the Mineral mining district, in Pershing County, Nevada.

<u>Name</u>	<u>BLM Serial No.</u>
Iron House and Iron House #2	NMC 100023 and NMC 100025
Iron Heart #1 and Iron Heart #3	NMC 100016 and NMC 100021
Iron Queen and Iron Queen #1	NMC 100011 and NMC 100012
Iron Jack	NMC 100009
Apache Nol	NMC 100028
Iron Penn	NMC 100007

The claim map showing the claims is filed as Document Number 84244 in the Pershing County, Nevada, records.

EXHIBIT A, Page 15 of 17

280-471

All of my right, title and interest in and to all mining claims and mineral rights, including but not limited to:

Red Bird I

The claim is located in Section 33, Township 27N, Range 34E, in the Antelope mining district, in Pershing County, Nevada. BLM Serial No. NMC-99998. The claim map showing this claim is filed as Document Number 83339 in Pershing County, Nevada, records.

EXHIBIT A, Page 16 of 17

All of my right, title and interest in and to all mining claims and mineral rights, including but not limited to:

Red Bird

The claim is located in Section 33, Township 27N, Range 34E, in the Antelope mining district, in Pershing County, Nevada. BLM Serial No. NMC-99997. The claim map showing this claim is filed as Document Number 83339 in Pershing County, Nevada, records.

All of my right, title and interest in and to all mining claims and mineral rights, including but not limited to:

Morning Glory I

The claim is located in Section 33, Township 27N, Range 34E, in the Antelope mining district, in Pershing County, Nevada. BLM Serial No. NMC-99996. The claim map showing this claim is filed as Document Number 83339 in the Pershing County, Nevada, records.

OFFICIAL RECORDS
PERSHING COUNTY, NEVADA
RECORDED & INDEXED BY
Stephen Young
94 MAY 20 P2:15
ROLL 280 PAGE 456
JUNEL 2004
COUNTY RECORDER
DEP. FILE NO. 196205
INDEXED