

33301
WARRANTY DEED

LELAND FITZGERALD

Grantor _____ of _____
hereby CONVEY _____ AND WARRANT _____ to _____
SUNSHINE MINING COMPANY

1984 NOV 9
EXPIRE TITLE CO
1985 NOV 9
SUNSHINE MINING COMPANY

Grantee _____ of P. O. Box 250 Eureka Utah Utah
Street Address City County State
for the sum of Ten dollars and other good and valuable consideration DIXXARS
the following described tract of land in Utah County, County,
State of Utah, to-wit:

Beginning at a point in the South line of U.S. Highway 6, said point being South 50.0 feet more or less from the Northwest corner of Section 13, Township 10 South, Range 2 West, Salt Lake Base and Meridian; thence South along said section line 660.0 feet; thence East parallel to said Highway 7,920.0 feet; thence North 660.0 feet to the Southerly line of said Highway; thence West along said Highway 7,920.0 feet to the point of beginning.

Except therefrom that portion described as follows: Commencing at a point on the Southerly boundary of Highway 6, said point being located South 33.00 feet from the Northwest corner of Section 13, Township 10 South, Range 2 West, Salt Lake Base and Meridian; thence East 330.0 feet; thence South 50.0 feet; thence West 297.0 feet; thence South 2,557.0 feet; thence East 1,287.00 feet; thence South 1,980.00 feet; thence West 1,320.00 feet; thence North 4,587.00 feet to the point of beginning.

Also except therefrom any right to extract, use, enjoy, sell, or require any payment for access to oil, gas, coal, galena, minerals, metals, rare earths, clay, sand, gravel, rock, stone, riprap, fill, all geothermal resources, heat, hot water, steam and all other subsurface materials whether liquid, solid or gaseous as reserved by K. JAY HOLDSWORTH, as liquidating agent (cont Exhibit A)

WITNESS THE HAND _____ of said Grantor this 9th day of November, A. D. 19 84

Signed in the presence of

LELAND FITZGERALD

STATE OF UTAH,

County of UTAH

ss.

On the 9th day of November, A. D. 19 84, personally appeared before me, a Notary Public in and for the State of Utah.

LELAND FITZGERALD

the signer of the above instrument, who duly acknowledged to me that he executed the same

Thomas H. Rose
Notary Public

My commission expires 12/7/84 Residing at Springville

MAIL TAX NOTICE TO

E.X H I B I T A

for FRED F. AUERBACH, MADELINE A. WERNER, MANUFACTURES HANOVER TRUST COMPANY and JACQUES MOHR, Co-Personal Representatives of the Estate of SELMA MOHR, and GEORGETTE A. KOOPMAN and DOROTHY A. SCHIRO, all former shareholders of the now liquidated Utah corporation, DESERET DEVELOPMENT COMPANY, INC.

Together with all roads and rights of way appertenant to said property.

Reserving unto the Grantor herein an easement for ingress and egress over a 66 foot strip of land, the centerline of which is described as follows:

Commencing at a point on the Section line seperating Section 13, Township 10 South, Range 2 West and Section 18, Township 10 South, Range 2 West, Salt Lake Base and Meridian; said point also being on the South line of U.S. Highway 6, and being South 50.0 feet more or less from the North-east corner of said Section 13; thence South along said section line 660.0 feet.

Said easement is also reserved for the use and benefit of the public.

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