

STATE OF MONTANA,

ss.

County of _____

Filed for record this _____ day of _____ 19____ at _____ o'clock _____ M., and
Recorded in Book _____ of Deeds on Page _____ of the Records of County of _____,
State of Montana. _____, Clerk and Recorder By _____

No. 82 — WARRANTY DEED TO JOINT TENANTS, WITH RIGHT OF SURVIVORSHIP.

STATE PUBLISHING CO., HELENA, MONT.

This Indenture, Made the 27th day of JUNE
A. D. one thousand nine hundred and eighty-five BETWEEN
BEARTOOTH LAND AND TIMBER COMPANY, a Montana corporation,

of Billings, Montana PARTY of the FIRST PART
and HILAND TIMBER, INC., a Montana corporation,

of P. O. Box 1039, Cooke City, Montana the PARTIES of the SECOND PART;

WITNESSETH, that the said PARTY of the FIRST PART, for and in consideration of
the sum of Ten Dollars ----- Dollars (\$10.00)
lawful money of the United States of America to them in hand paid by said PARTIES of the SEC-
OND PART, the receipt whereof is hereby acknowledged, do es by these presents grant, bargain,
sell, convey, warrant and confirm unto the said PARTIES of the SECOND PART, AS JOINT
TENANTS AND TO THE SURVIVOR OF SAID NAMED JOINT TENANTS,
(and not as tenants in common) and to heirs and assigns of such survivor forever, the hereinafter
described real estate situated in the city or town of _____

County of _____, and State of Montana, to-wit:

See attached Exhibit "A"

TOGETHER, with all and singular the hereinbefore described premises, all tenements, hereditaments, and appurtenances thereto belonging
or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues, and profits thereof; and also all the estate,
right, title, interest, right of dower and right of homestead, possession, claim and demand whatsoever, as well in law as in equity, of the said
PARTY of the FIRST PART, of, in or to the said premises, and every part and parcel thereof, with the appurtenances thereto belonging,
TO HAVE AND TO HOLD, all and singular the above mentioned and described premises unto the said PARTIES of the SECOND PART,
as joint tenants with right of survivorship (and not as tenants in common) and to the heirs and assigns of the survivor of said named joint
tenants forever.

And the said PARTY of the FIRST PART, and their heirs, do hereby covenant that they will forever WARRANT
and DEFEND all right, title and interest in and to the said premises and the quiet and peaceable possession thereof, unto the said
PARTIES of the SECOND PART, as joint tenants with right of survivorship (and not as tenants in common) and to the heirs and assigns of
the survivor of said named joint tenants, against all acts and deeds of the said PARTY of the FIRST PART, and all and every person and
persons whomsoever lawfully claiming or to claim the same.

IN WITNESS WHEREOF, the said PARTY of the FIRST PART have _____ here-
unto set their hand _____ and seal _____ the day and year first hereinbefore written.

Signed, Sealed and Delivered in
the presence of

BEARTOOTH LAND AND TIMBER COMPANY
BY: [Signature] (SEAL)
Attest: [Signature] (SEAL)
(SEAL)
(SEAL)

STATE OF MONTANA,

ss.

County of PARK

On this 27th day of JUNE in the year nineteen hundred and
eighty-five before me the undersigned, a Notary Public
for the State of Montana, personally appeared CURTIS K. OBERHANSKY

known to me to be the President of the corporation that executed this instrument
(or proved to me on oath of _____)

to be the person whose name _____ subscribed to the within instrument and acknowledged to me
that the corporation executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my Notarial
Seal the day and year first above written.

[Signature]
Notary Public for the State of Montana.
Residing at LIVINGSTON, MT.
My Commission expires JAN. 25, 1985

EXHIBIT "A"

An undivided seven/twenty-fourths (7/24) interest in and to each of the following patented mining claims situated in the New World Mining District, Park County, Montana:

Queen of the Valley, Patent No. 252705, Mineral Survey No. 8992
Peach Tree, Patent No. 252705, Mineral Survey No. 8992
Garfield, Patent No. 252705, Mineral Survey No. 8992
Morning Dew, Patent No. 252705, Mineral Survey No. 8992

An undivided one/sixth (1/6) interest in and to each of the following patented mining claims situated in the New World Mining District, Park County, Montana:

Northern Lights, Patent No. 532782, Mineral Survey No. 9571
Mountain Meadow, Patent No. 532782, Mineral Survey No. 9571
Liberty Bell, Patent No. 532782, Mineral Survey No. 9571
Colonel Byrne, Patent No. 532732, Mineral Survey No. 9571

An undivided one/twenty-fourth (1/24) interest in and to the following patented mining claim situated in the New World Mining District, Park County, Montana:

Great Eastern, Patent No. 43920, Mineral Survey No. 7546

All subject to all prior reservations, exceptions and easements of record or apparent from visual inspection of the property.