



TO 1012 FTC (5-72)
California Land Title Association
Standard Coverage Policy Form
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POLICY OF TITLE INSURANCE

ISSUED BY

Title Insurance and Trust Company

Title Insurance and Trust Company, a California corporation, herein called the Company, for a valuable consideration paid for this policy, the number, the effective date, and amount of which are shown in Schedule A, hereby insures the parties named as Insured in Schedule A, the heirs, devisees, personal representatives of such Insured, or if a corporation, its successors by dissolution, merger or consolidation, against loss or damage not exceeding the amount stated in Schedule A, together with costs, attorneys' fees and expenses which the Company may become obligated to pay as provided in the Conditions and Stipulations hereof, which the Insured shall sustain by reason of:

1. Any defect in or lien or encumbrance on the title to the estate or interest covered hereby in the land described or referred to in Schedule C, existing at the date hereof, not shown or referred to in Schedule B or excluded from coverage in Schedule B or in the Conditions and Stipulations; or
2. Unmarketability of such title; or
3. Any defect in the execution of any mortgage shown in Schedule B securing an indebtedness, the owner of which is named as an Insured in Schedule A, but only insofar as such defect affects the lien or charge of said mortgage upon the estate or interest referred to in this policy; or
4. Priority over said mortgage, at the date hereof, of any lien or encumbrance not shown or referred to in Schedule B, or excluded from coverage in the Conditions and Stipulations, said mortgage being shown in Schedule B in the order of its priority;

all subject, however, to the provisions of Schedules A, B and C and to the Conditions and Stipulations hereto annexed.

In Witness Whereof, Title Insurance and Trust Company has caused its corporate name and seal to be hereunto affixed by its duly authorized officers on the date shown in Schedule A.

Title Insurance and Trust Company

by *George B. Garber*
PRESIDENT

Copy of Policy
No additional liability assumed

Attest

SECRETARY

SCHEDULE A

Amount \$ 3,500.00

Effective
Date MAY 29, 1973 AT 9:24 A.M.

Premium \$ PREPAID

Policy No. 28714

INSURED

STATE OF CALIFORNIA.

1. Title to the estate or interest covered by this policy at the date hereof is vested in:

STATE OF CALIFORNIA.

2. The estate or interest in the land described or referred to in Schedule C covered by this policy is a fee.

SCHEDULE B

This policy does not insure against loss or damage by reason of the following:

PART I

1. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public records.
2. Any facts, rights, interests, or claims which are not shown by the public records but which could be ascertained by an inspection of said land or by making inquiry of persons in possession thereof.
3. Easements, claims of easement or encumbrances which are not shown by the public records.
4. Discrepancies, conflicts in boundary lines, shortage in area, encroachments, or any other facts which a correct survey would disclose, and which are not shown by the public records.
5. Unpatented mining claims; reservations or exceptions in patents or in Acts authorizing the issuance thereof; water rights, claims or title to water.

COPY OF POLICY
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SCHEDULE B — (Continued)

PART II

1. GENERAL AND SPECIAL COUNTY TAXES FOR FISCAL YEAR 1973-1974,
A LIEN NOT YET PAYABLE.
2. ANY VALID INTERFERING RIGHTS EXISTING NOVEMBER 20, 1929, THE
DATE THE SELECTION BY THE STATE OF CALIFORNIA OF THE PROPERTY
HEREIN DESCRIBED WAS APPROVED BY THE FIRST ASSISTANT SECRETARY
OF THE INTERIOR, AS SET FORTH IN THE PATENT, RECORDED IN BOOK
19 PAGE 535 OFFICIAL RECORDS.
3. COVENANTS, CONDITIONS RESTRICTIONS, AND RIGHTS OF WAY CONTAINED
IN THE ACT OF THE LEGISLATURE, STATUTES OF 1921 PAGE 404, AND
AMENDMENTS THERETO.
4. THE ABSOLUTE RIGHT TO FISH, AS PROVIDED BY SECTION 25 OF
ARTICLE 1 OF THE CONSTITUTION OF THE STATE OF CALIFORNIA.

COPY OF POLICY
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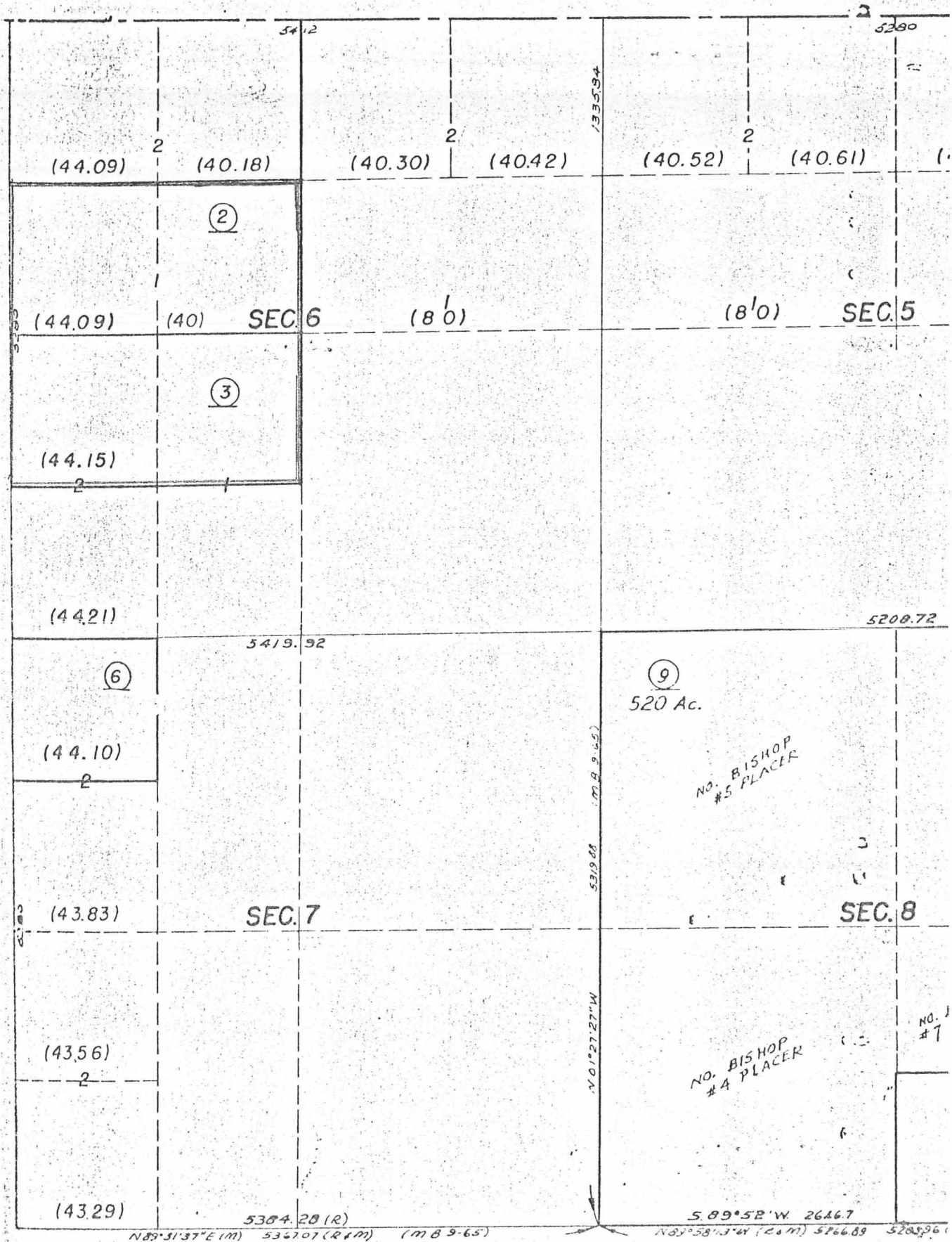
SCHEDULE C

The land referred to in this policy is described as follows:

LOT 1 OF THE NORTHWEST QUARTER (OR THE SOUTH HALF OF THE NORTHWEST QUARTER) OF SECTION 6, TOWNSHIP 6 SOUTH, RANGE 33 EAST, M. D. M., IN THE COUNTY OF INYO, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT OF SAID LAND FILED IN THE OFFICE OF THE BUREAU OF LAND MANAGEMENT ON JUNE 23, 1857, EXCEPTING THEREFROM AN UNDIVIDED 1/16TH OF ALL COAL, OIL, OIL SHALE, GAS, PHOSPHATE, SODIUM, AND OTHER MINERAL DEPOSITS IN SAID LAND, AS RESERVED IN THE PATENT FROM THE STATE OF CALIFORNIA RECORDED JUNE 4, 1930 IN BOOK 19, PAGE 535, OFFICIAL RECORDS.

COPY OF POLICY
NO ADDITIONAL LIABILITY ASSUMED

SECTIONS 6 AND 7 AND A PORTION OF SECTIONS 5 AND 8. TOWNSHIP 6 SOUTH,
RANGE 33 EAST, M.D. 1., IN THE COUNTY OF INYO, STATE OF CALIFORNIA.



This is not a survey of the land but is compiled for information by the
Title Insurance and Trust Company from data shown by the official records.