WHEN RECORDED MAIL TO: POLYPHASER CORPORATION P.O. BOX 9000 MINDEN, NB 89423

THIS INDENTURE WITNESSETH:

Order No. Escrow No. M76815CH R.P.T.T. 280.80 XX Based on full value Based on full value

less liens

INDIVIDUAL GRANT DEED

That for a valuable consideration, receipt of which is hereby acknowledged

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

(GRANTOR),

does hereby grant, bargain, sell, and convey to POLYPHASER CORPORATION, A DELAWARE CORPORATION

(GRANTEE), all that real property in the County of DOUGLAS , State of Nevada, , specifically described as: being Assessor's Parcel Number 23-552-22

(Continued)

SEE EXHIBIT "B" ATTACHED HERETO AND MADE A PART HEREOF

and singular the Together with all tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated July 3, 1998

STATE OF NEVADA

Notary

)ss.

County of DOUGLAS

This instrument was acknowledged

before me on July 15,98 WILLIAM R. TOMERUN

BRIAN CROCKETT

BILL CARLLON

NILREMOT, INC

WILLIAM R. TOMERLIN, PRES

CROCKETT ENTERPRISES,

BY: BRIAN CROCKETT, PRÉSIDENT

CARLSON CONSTRUCTION Zelf lewlon

MAIL TAX STATEMENT TO:

SAME AS ABOVE

FOR RECORDER'S USE

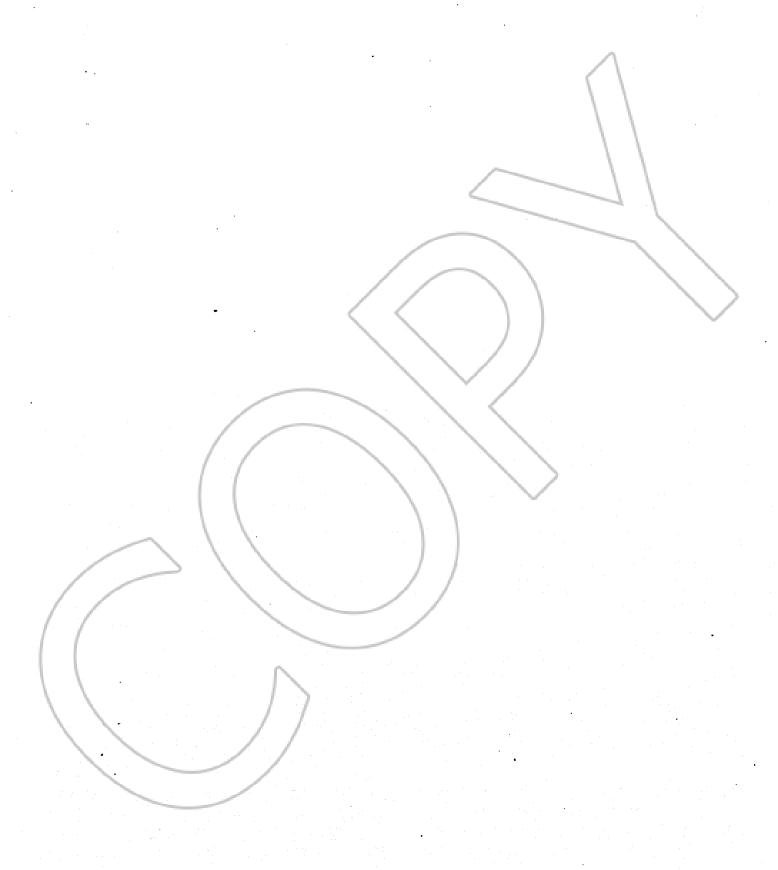
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NILREMOT INC., A NEVADA CORPORATION, AS TO AN UNDIVIDED ONE-THIRD (1/3) INTEREST, CROCKETT ENTERPRISES, INC., A NEVADA CORPORATION, AS TO AN UNDIVIDED ONE-THIRD (1/3) INTEREST AND, CARLSON CONSTRUCTION, INC., A NEVADA CORPORATION, AS TO AN UNDIVIDED ONE-THIRD (1/3) INTEREST, ALL AS TENANTS IN COMMON



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EXHIBIT "B"

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, described as follows:

All that portion of Block "C" of MERIDIAN BUSINESS PARK, PHASE I, as shown on that Record of Survey Map #8 for MERIDIAN BUSINESS PARK, filed in the office of the County Recorder of Douglas County, State of Nevada, on December 21, 1994, in Book 1294, Page 3134, Document No. 352986, and amended as Record of Survey Map #9 by Certificate of Amendment, filed on December 28, 1994, in Book 1294, Fage 4004, Document No. 353313 more particularly described as follows:

Beginning at the Southeast corner of Block "C" of MERIDIAN BUSINESS PARK, PHASE I, as shown on said Record of Survey; thence South 89°46'14" West 309.84 feet; thence North 32°43'10" West 453.81 feet; thence along a curve concave to the Northwest with a radius of 445.85 feet, a central angle of 11°02'08" and an arc length of 85.87 feet, the chord of which bears North 51°45'46" East 85.74 feet; thence South 62°33'13" East 549.55 feet; thence South 00°01'48" East 180.33 feet to the Point of Beginning.

Reference is made to Record of Survey No. 10 for MERIDIAN BUSINESS PARK recorded November 17, 1997, in Book 1197, Page 3223, as Document No. 426476.

A.P.N. 23-552-22

"THE GRANTORS HEREIN HEREBY WAIVE THE PROVISIONS CONTAINED IN PARAGRAPH 7.8 OF THE COVENANTS, CONDITIONS AND RESTRICTIONS OF MERIDIAN BUSINESS PARK, RECORDED MARCH 19, 1989 IN BOOK 389, PAGE 1454, AS DOCUMENT NO. 197987"



WESTERN TITLE COMPANY, INC.

IN OFFICIAL RECORDS OF DOUGLAS CO.. NEVADA

'98 JUL 17 P3:28

0444707

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LINDA SLATER

GORECORDER

S_PAID_DEPUTY