

Exhibits "1" to "60" to Second Party or Tom Golden, and forty per cent (40%) upon clearance of title. In regard to clearance of title, it is understood and agreed as follows:

Copies of the Exhibits "1" to "60" will be mailed forthwith to the law firm of McClintock & Gallivan, Cheyenne, Wyoming. Said law firm shall have fifteen (15) days from receipt of said exhibits to check title and advise First Parties if there are any clouds or defects in the titles of the lands described in Exhibits "1" to "60". After receipt of notice of any cloud or defect in the titles of the leases described in Exhibits "1" to "60", First Parties will use their best efforts for a period of sixty days (60) in which to settle or arrange for the clearance of titles of any of the lands included in the Exhibits "1" to "60". If title cannot be cleared by settlement, then First Parties agree to commence an action to quiet title within said sixty (60) days and proceed diligently thereafter with the clearance of title. or an action to quiet title commenced If title has not been cleared on all or any part of the lands described in Exhibits "1" to "60" at the expiration of the 60 days then Second Party shall have an option to do one of two things:

(a) Return the assignments on the lands in which title is not cleared and receive back the moneys that he has paid on said lands.

(b) If title is not cleared and an action to quiet title has not been commenced at the expiration of said 60 days, then Second Party shall have an option to commence an action for clearance of title and proceed to clear title by said court action, and all expenses of said action to quiet title shall be charged to First Parties.

8. In the event that the titles are clear and the assignments have been delivered to Second Party or Tom Golden, Second Party agrees to comply with and abide by all the terms and conditions of the leases assigned to him under this agreement.

9. In the event Second Party desires to release any lease assigned to him under the terms of this agreement, Second Party agrees to offer to reassign to First