

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE made and entered into this 21st day of March, 1966, by and between ESTHER K. NUNNELEY, a married woman of Orange, California, hereinafter called First Party, and J. H. SEWELL, a married man, of Reno, Nevada, hereinafter called Second Party.

W I T N E S S E T H:

That for and in consideration of the sum of TEN DOLLARS (\$10.00), lawful money of the United States of America, and other good and valuable consideration, to the First Party in hand paid by the Second Party, receipt whereof is hereby acknowledged, the First Party does by these presents, grant, bargain, sell and convey unto the Second Party, and to his heirs, executors, administrators and assigns forever, all that certain real property situate in the County of Eureka, State of Nevada, the same being the First Party's sole and separate property and being more particularly described as follows:

T. 21 N., R. 53 E., M. D. B. & M.

Sec. 20: W $\frac{1}{2}$
Sec. 29: N $\frac{1}{2}$

TOGETHER with all improvements of every name or nature situate thereon.

TOGETHER with all waters, water rights, rights to the use of water, wells, dams, ditches, canals, pipelines, reservoirs and all other means for the diversion or use of waters appurtenant to the said property or any part thereof, or used or enjoyed in connection therewith, and together with all stock watering rights used or enjoyed in connection with the use of any of said land, and together with all range rights and grazing rights, if any.

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

SUBJECT, however, to all existing rights of way, easements, licenses or provisions for roads, trails, canals, ditches, flumes, conduits, pipes, poles or transmission lines on, under, over through, or across said premises.

SUBJECT also, to those certain reservations of vested or accrued water rights for mining, agriculture, manufacturing or other purposes and rights to deposits and reservoirs used in connection with such water rights, and rights of way or ditches and canals constructed by the authorization of the United States, and all the potassium, oil and gas in said land, and the right to prospect for, mine and remove such deposits, all as contained in patents No. 1231485 & 1231486, executed by the United States of America to patentee.

TO HAVE AND TO HOLD the said premises unto the Second Party, his heirs, executors, administrators and assigns forever.

IN WITNESS WHEREOF, the First Party has hereunto set her hand the day and year first hereinabove written.

Esther K. Nunneley
ESTHER K. NUNNELEY

STATE OF CALIFORNIA, }
COUNTY OF ORANGE. } SS.

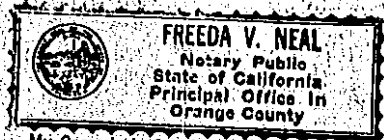
On this 21st day of March, 1966, personally appeared before me, a Notary Public in and for said County and State, ESTHER K. NUNNELEY, known to me to be the person described in and who executed the foregoing instrument, who acknowledged to me that she executed the same freely and voluntarily and for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my Official Seal the day and year in this Certificate first hereinabove written.

SEAL
Affixed



Freda V. Neal
NOTARY PUBLIC



My Commission expires January 4, 1970

File No. **41877**
RECORDED AT THE REQUEST OF
Nevada Title Guaranty Co.
March 29 A.D. 19 66
at 05 minutes past 4 P.M.
In Book 10 of OFFICIAL RECORDS
Page 264-265
EUREKA COUNTY, NEVADA
Miller A. McFarli
Recorder
Fee \$ 3.05