

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That WILLIAM J. JOHNSTONE and

ELEANOR JOHNSTONE

in consideration of \$ 10.00, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and

Convey to MANUEL G. CHAVEZ and ESTHER CHAVEZ, husband and wife, as joint tenants, an undivided one-half (1/2) interest; and to LARRY CHAVEZ and LOUISA CHAVEZ, son and mother, as joint tenants, an undivided one-half (1/2) interest, in and to

all that real property situate in the Crescent Valley County of Eureka State of Nevada, bounded and described as follows:

The Northeast 1/4 and the Northwest 1/4 of the Southeast 1/4 of Section 11, Township 30 North, Range 49 East, M.D.B. & M. EXCEPTING THEREFROM an easement on all boundaries thereof 30 feet in width for utility and public road purposes.

SUBJECT TO covenants, conditions, restrictions, reservations, rights, rights of way and easements of record.

SUBJECT FURTHER to reservations and conditions as set forth in deed dated January 9, 1958, executed by the Southern Pacific Company, a corporation, to Berenice Strathearn, recorded in Book 25, Page 240, under File No. 33672, Deed Records of Eureka County, Nevada, and

Reservation of 90% of all coal, oil, gas and other minerals, including the right of entry as reserved in that certain deed dated May 2, 1959, executed by Strathearn Cattle Company, a corporation, et al, to Mae Nichols, recorded May 25, 1959, in Book 25, Page 297, under File No. 34183, Deed Records of Eureka County, Nevada.



Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Witness our hands this 26 day of July, 1967

William J. Johnstone
Eleanor Johnstone

CALIFORNIA
STATE OF ~~NEVADA~~ } SS.
COUNTY OF San Bernardino }

On July 26, 1967
before me, the undersigned, a Notary Public in and for said County and State, personally appeared

WILLIAM J. JOHNSTONE and
ELEANOR JOHNSTONE

known to me to be the person S. described in and who executed the foregoing instrument, who acknowledged to me that he executed the same freely and voluntarily and for the purposes therein mentioned.

WITNESS my hand and official seal this 26 day of July, 1967.
Lila L. Gossard
NOTARY PUBLIC - CALIFORNIA
PRINCIPAL OFFICE IN
SAN BERNARDINO COUNTY

My Commission Expires November 9, 1967

ESCROW NO. EU-4051 RECORDER'S
ORDER NO. EU-4051 INSTRUMENT NO. 16464
WHEN RECORDED MAIL TO: Wm. J. Johnstone
16464 Desert Knoll Drive
Victorville, California 92392

SPACE BELOW FOR RECORDER'S USE ONLY

File No. 45115
RECORDED AT THE REQUEST OF
Title Insurance & Trust Co.
August 25 A. D. 19 67
at 35 minutes past 11 A. M.
in Book 20 of OFFICIAL RECORDS
Page 173 Records of
EUREKA COUNTY, NEVADA
Lila L. Gossard
Recorder
Fee \$ 3.00