

EU-4069

GRANT, BARGAIN AND SALE DEEDP.P.T.T. \$ NONE

THIS INDENTURE, made and entered into this 14th day of January, 1969, by and between TONY MILLER and VIVIAN MILLER, his wife, of Elk Grove, County of Sacramento, State of California, first parties, and LOUISE M. MARVEL and ERNEST R. MARVEL, her husband, whose address is P.O. Box 432, Battle Mountain, Lander County, Nevada, second parties,

W I T N E S S E T H:

That the said first parties, for and in consideration of the sum of TEN DOLLARS (\$10.00), lawful money of the United States of America, to them in hand paid by the said second parties, and other good and valuable consideration, the receipt whereof is hereby acknowledged, do by these presents, grant, bargain, sell and convey unto the said second parties, and to their heirs, executors, administrators and assigns, all that certain real property situate, lying and being in the County of Eureka, State of Nevada, more particularly described as follows, to-wit:

TOWNSHIP 33 NORTH, RANGE 49 EAST, M.D.B.&M.

Section 31: Portions of Lots 1 and 2, E $\frac{1}{2}$ NW $\frac{1}{4}$, SW $\frac{1}{4}$ NE $\frac{1}{4}$, NE $\frac{1}{4}$ SW $\frac{1}{4}$, N $\frac{1}{4}$ SE $\frac{1}{4}$, and SE $\frac{1}{4}$ SE $\frac{1}{4}$, lying northerly of the proposed 200 foot left or northerly highway right-of-way line of Nevada Interstate Route 80, Federal Aid Project I-080-4(6)254, and southerly of the 180 foot right or southerly highway right-of-way line of Nevada State Route 1 (U.S.40), said above-described parcel contains an area of approximately 50.99 acres, as conveyed to Tony Miller, et ux, by deed recorded in Book 27, page 24 of Deeds.

SUBJECT to all reservations and exceptions, easements and rights-of-way of record in the Eureka County Recorder's Office September 4, 1968, and

FURTHER SUBJECT to the Deed of Trust dated June 1, 1966, given by Grantors to the Mutual Life Insurance Company of New York recorded June 13, 1968, Book 11, page 18, File No. 42132, Official Records, Eureka County Recorder's Office.

TOGETHER with all buildings and improvements situate thereon.

TOGETHER with all waters, water rights, springs, stock watering rights, dams, ditches, canals, pipe lines, resevoirs and all other waters and means for the diversion, storage and use of waters appurtenant to, on, or used in connection with the said property, or any part thereof, and together with all wells and well permits and well certificates and all water applications and appropriation certificates relating to said lands or any portion thereof.

TOGETHER with all rights, privileges and licenses to graze livestock upon the public domain based upon or appurtenant to, or used or enjoyed in connection with the above-described land or any portion thereof.

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

TO HAVE AND TO HOLD the said premises, together with the appurtenances unto the said second parties, their heirs, executors, administrators and assigns, forever.

IN WITNESS WHEREOF, the first parties have hereunto set their hands the day and year in this instrument first above written.

RECORDED AT THE REQUEST OF
Title Insurance & Trust Co.
on Feb. 13 19 69
at 07 mins. past 11 A. M.
in Book 27 of OFFICIAL
RECORDS, page 570-571 RECORDS
OF EUREKA COUNTY, NEVADA
Vivian A. Miller
Recorder
File No. 48634 Fee \$ 4.00


Tony Miller
TONY MILLER

Vivian Miller
VIVIAN MILLER

STATE OF CALIFORNIA)
) SS.
COUNTY OF Sacramento)

On January 14, 1969, personally appeared before me, a Notary Public, TONY MILLER and VIVIAN MILLER, his wife, who

acknowledged that they executed the foregoing instrument.

 R. B. RIBBITT
NOTARY PUBLIC
SACRAMENTO COUNTY, CALIFORNIA
My Commission Expires April 12, 1970

VAUGHAN, HULL, McDANIEL & MARFISI
ATTORNEYS AND COUNSELORS
530 IDAHO STREET
ELKO, NEVADA 89801

R. B. Ribbitt
NOTARY PUBLIC