

STATE OF NEVADA } ss.  
County of Humboldt }

I, Grace W. Bell, County Clerk of said County and State, and ex-officio Clerk of the Sixth Judicial District Court of the State of Nevada, in and for the County of Humboldt, do hereby certify the hereunto attached to be a full, true and correct copy of ORDER APPROVING, ALLOWING AND SETTLING FIRST AND FINAL ACCOUNT AND DECREE OF DISTRIBUTION IN THE MATTER OF THE ESTATE OF ROY L. PRIMEAUX. DECEASED, and includes all endorsements that appear upon the original Order Approving, Allowing and Settling First and Final Account and Decree of Distribution on file and of record in my said office and in said Probate No. 2132

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said District Court on this 12th

day of December A.D. 1969

Grace W. Bell, Clerk  
Robert J. Peter, Deputy

BOOK 33 PAGE 556



1 IN THE SIXTH JUDICIAL DISTRICT COURT OF THE STATE OF NEVADA,  
2 IN AND FOR THE COUNTY OF HUMBOLDT.  
3

4 IN THE MATTER OF THE ESTATE )

No. 2132

5 OF

6 ROY L. PRIMEAUX,

7 Deceased. )

FILED

DEC 12 1969

GRACE W. PELL

8 ORDER APPROVING, ALLOWING AND SETTLING  
9 FIRST AND FINAL ACCOUNT AND  
10 DECREE OF DISTRIBUTION

11 The matter of the hearing of the First and Final Account  
12 and Petition for Distribution of FRANCES PRIMEAUX, Administratrix  
13 of the Estate of Roy L. Primeaux, Deceased, coming on regularly to  
14 be heard this 12th day of December, A.D. 1969, and proof being  
15 duly made and offered, the Court finds that said First and Final  
16 Account and Petition for Distribution was filed in the office of  
17 the Clerk of the above-entitled Court on the 14th day of November,  
18 A.D. 1969, that on the same day the Clerk of the above-entitled  
19 Court appointed Thursday, the 11th day of December, A.D. 1969, at  
20 10:00 o'clock A.M., as the day for the hearing and settlement  
21 thereof; that notice of the time and place of said hearing and  
22 settlement has been given as required by law; that Notice to Show  
23 Cause why said account should not be settled and why said petition  
24 should not be granted and said distribution made was issued by the  
25 Clerk of the above-entitled Court, and notice was given as required  
26 by law by causing the same to be published in the Territorial Enter-  
27 prise, a newspaper printed and published in Winnemucca, Humboldt  
28 County, Nevada, for a period of three weeks, and also by causing to  
29 be posted a similar notice in front of the Court House in the City  
30 of Winnemucca, County of Humboldt, State of Nevada, all of which is  
shown by the affidavits of Antonia Jeter and Georgia Darrah on file

JAMES A. CALLAHAN  
ATTORNEY AT LAW  
WINNEMUCCA, NEVADA

1 herein; that due and legal notice to show cause why said account  
2 should not be approved, allowed and settled and said distribution  
3 made has been given as required by law.

4 And no written objections having been filed to the hear-  
5 ing or to the settlement of said account or to the granting of said  
6 petition, and no one now appearing to object thereto, the Court af-  
7 ter hearing the evidence offered and admitted and from the records  
8 and files herein finds:

9 I.

10 That on the 1st day of August, A.D. 1969, said petitioner  
11 was appointed by this Court as Administratrix of the Estate of Roy  
12 L. Primeaux, Deceased.

13 II.

14 That thereafter, and on the 11th day of August, A.D. 1969,  
15 said petitioner took the oath of office and filed herein the same,  
16 and thereafter and on the 11th day of August, A.D. 1969, qualified  
17 as such Administratrix.

18 III.

19 That thereafter, and on the 13th day of August, A.D. 1969  
20 said petitioner gave notice of her appointment and qualification as  
21 such Administratrix, and at the same time gave notice to creditors  
22 of said Estate, requiring them to file their claims with proper  
23 vouchers and statutory affidavits attached with the Clerk of the  
24 above-entitled Court within three months from the date of the first  
25 publication of said Notice to Creditors, by causing the same to be  
26 published in the Territorial Enterprise, a newspaper printed and  
27 published in Winnemucca, Humboldt County, Nevada, for a period of  
28 four weeks, and also by posting a similar notice in front of the  
29 Courthouse in said City of Winnemucca, County of Humboldt, State  
30 of Nevada, all of which is shown by the affidavits of Georgia R.



1 Darrah and Antonia Jeter on file herein.

2 IV.

3 That within the time allowed by law no claims were filed  
4 against this estate with the Clerk of this Court.

5 V.

6 That an Inventory and Appraisement was filed herein ap-  
7 praising all of the assets belonging to this estate in the sum of  
8 Eleven Thousand Four Hundred Dollars (\$11,400.00).

9 VI.

10 That said petitioner had paid out on account of costs  
11 and expenses of administration and charges against said estate,  
12 the following sums, to-wit:

13	James A. Callahan,	Clerk's costs advanced	\$25.00
14	Territorial Enterprise	Publication of Notice	
15	Total:	to Creditors	<u>24.65</u> \$49.65

16 That the costs and expenses of administration, as hereinabove set  
17 forth, will be paid by the heirs and next-of-kin of said decedent,  
18 which payment they waive the right to be reimbursed.

19 VII.

20 That the said decedent died intestate on the 2nd day of  
21 June, A.D. 1969, in the City of Winnemucca, County of Humboldt,  
22 State of Nevada, and was at the time of his death a resident of  
23 the County of Humboldt, State of Nevada.

24 VIII.

25 That the deceased left property in the County of Eureka,  
26 State of Nevada, subject to administration, which property con-  
27 sists solely of real property.

28 IX.

29 That the names, ages and residences of the heirs and next  
30 of kin of said deceased, and whom said petitioner is advised and  
believes and therefore alleges to be the heirs at law of said deced-

ent are as follows, to-wit:

<u>NAME</u>	<u>AGE</u>	<u>RELATIONSHIP</u>	<u>RESIDENCE</u>
Frances Primeaux	Over 21	Wife	390 Lay Street Winnemucca, Nevada
Patrick Primeaux	Over 21	Son	238 W. Fourth Street Winnemucca, Nevada
Antoine Primeaux	Over 21	Son	207 Court Street Elko, Nevada

X.

That the following costs and expenses of administration remain to be paid, to-wit:

A reasonable attorney fee for James A. Callahan, Esq., as attorney for said Administratrix and said Estate.

Cost of publication of Notice to Show Cause of the hearing on the First and Final Account and Petition for Distribution.

Cost of procuring and recording a certified copy of the Decree of Distribution with the County Recorder of Eureka County, Nevada.

XI.

That all of the estate of said deceased which is now in the hands of said petitioner as such Administratrix, or which she has any knowledge of is as follows, to-wit:

TOWNEHIP 32 NORTH, RANGE 50 EAST, M.D.B. & M.

Section 14: All

EXCEPTING THEREFROM the following-described parcels of land heretofore conveyed, as set forth below, to-wit:

PARCEL ONE (conveyed to John H. Murray and Olive B. Murray, File No. 34872)

Beginning at a point on the southerly seventy-five foot right-of-way line of U. S. Highway Route 40 which point is 75.00 feet southeasterly of and at right angles to Highway Engineer's Station "X" 725 plus 94.11 P.O.T.; said point



of beginning further described as bearing S 73° 07' 59" W., a distance of 2253.73 feet from the northeast corner of Section 14, Township 32 North, Range 50 East, M.D.B. & M.; thence N 60° 42' E., along said seventy-five foot highway right-of-way line a distance of 105.89 feet to a point; thence N 29° 18' West a distance of 15.00 feet to a point which is sixty feet southeasterly of and at right angles to Highway Engineer's Station "A" 727 plus 00.00 P.O.T.; thence N. 60° 42' E., along the southerly sixty foot right of way line of said U. S. Highway Route 40 a distance of 122.32 feet to a point; thence from a tangent which bears the last-described course, curving to the right along said sixty foot highway right of way line with a radius of 1940 feet, through an angle of 3° 39' 30" an arc distance of 123.87 feet to a point; thence S 25° 38' 30" E., a distance of 15.00 feet to a point on the southerly seventy-five foot highway right of way line of said U.S. Highway 40; thence from a tangent which bears N 64° 21' 30" East acurving to the right along said seventy-five foot right of way line with a radius of 1925 feet through an angle of 25° 20' 30" an arc distance of 851.44 feet to a point; thence N 89° 42' East along said seventy-five foot highway right of way line a distance of 268.75 feet, more or less, to a point which is 75.00 feet southeasterly of and at right angles to Highway Engineer's Station "X" 741. plus 03.36 P.O.T.; thence S 31° 34' 30" West a distance of 652.53 feet to a point; thence S 76° 24' 30" West a distance of 690.50 feet to a point; thence N 33° 59' West a distance of 335.52 feet to a point; thence S 57° 08' W., a distance of 139.70 feet to a point; thence N. 26° 29' West a distance of 178.35 feet, more or less, to the point of beginning; being a portion of the N 1/2 of the NE 1/4 of Section 14, Township 32 North, Range 50 East, M.D.B. & M.

**PARCEL TWO (conveyed to State of Nevada, File No. 29594)**

Beginning at a point on the present left or northerly right of way line of State Highway Route 1, which is 75.00 feet left or northerly of and at right angles to Highway Engineer's Station "X" 727/14.85 P.O.T.; said point of beginning further described as bearing S 77° 40' 53" West a distance of 2174.96 feet from the northeast corner of said Section 14; thence N 34° 11' W. a distance of 194.52 feet to a point; thence N 55° 49' E. a distance of 434.00 feet to a point; thence S 34° 11' E. a distance of 263.27 feet to a point on the present left or northerly seventy-five foot highway right of way line; thence from a tangent which bears S 70° 25' 52" W. curving to the left along said seventy-five foot right of way line with a radius of 2075 feet; through an angle of 1° 31' 52" an arc distance of 55.45 feet to a point on the old left or northerly fifty foot right of way line of said State Highway Route 1; thence S 55° 49' W.

1 along said fifty foot right of way line a distance  
2 of 350.14 feet to a point; thence N 34° 11' W. a  
3 distance of 51.21 feet to a point on the aforesaid  
4 present seventy-five foot right of way line; thence  
5 S 60° 42' W. along said seventy-five foot right of  
6 way line a distance of 50.18 feet to the point of  
7 beginning; containing a total area of 2.553 acres,  
8 more or less, and excepting therefrom that certain  
9 piece or parcel of land containing 2.319 acres, more  
10 or less, conveyed by first parties to second party  
11 by deed dated August 3, 1937, said Deed being recor-  
12 ded at page 414 of Book 21 of Deeds, Records of Eur-  
13 eka County, Nevada; leaving a net area of 0.234 of an  
14 acre, more or less, conveyed by this Deed.

15 PARCEL THREE (Conveyed to State of Nevada, File No. 22191)

16 Commencing at a point on the left or northerly  
17 highway right of way line of said State Highway  
18 fifty feet to the left of and at right angles to  
19 Highway Engineer's Station "E" 746 plus 63.00;  
20 thence running northerly and at right angles to  
21 said right of way line a distance of 250 feet;  
22 thence turning at right angles and running east-  
23 erly a distance of 404.00 feet; thence turning at  
24 right angles and running southerly a distance of  
25 250 feet; thence turning at right angles and run-  
26 ning westerly, along the left or northerly fifty  
27 foot right of way line of said State Highway a  
28 distance of 404.00 feet to the point of beginning.

29 Said piece or parcel of land containing 2.32 acres,  
30 more or less.

PARCEL FOUR (conveyed to State of Nevada, File No. 23183)

Beginning at the point of intersection of the center-  
line of the State Highway, at Highway Engineer's  
Station "X" 691 plus 84.90 P.O.T., with the west  
boundary of said Section 14; said point of beginning  
being further described as bearing S 0° 13' East a  
distance of 1955.57 feet from the northwest corner  
of said Section 14; thence N 0° 13' W. along said  
west boundary a distance of 75.94 feet to a point  
on the left or northerly seventy-five foot, highway  
right of way line; thence from a tangent which bears  
N 80° 44' 30" E., curving to the left along said  
right of way line with a radius of 4925 feet, through  
an angle of 20° 02' 30", a distance of 1722.78 feet  
to a point; thence N 60° 42' E. along said right of  
way line a distance of 1819.24 feet to a point on the  
west boundary of the State Highway Department mainten-  
ance yard; thence S 34° 11' E. along said west bound-  
ary a distance of 51.21 feet to the Southwest corner  
of said maintenance yard; thence N 55° 49' East along  
the south boundary of said maintenance yard a distance  
of 350.14 feet to a point on the left or northerly,  
seventy-five foot highway right of way line; thence  
from a tangent which bears N 68° 54' E., curving to



1 right along said right of way line with a radius  
2 of 2075 feet, through an angle of 20° 48', a dis-  
3 tance of 753.28 feet to a point; thence N 89° 42'  
4 E. along said right of way line a distance of  
5 829.39 feet to a point; thence from a tangent which  
6 is the last described course, curving to the left  
7 along said right of way line with a radius of 2925  
8 feet, through an angle of 4° 01' 20", a distance of  
9 205.34 feet to a point on the east boundary of said  
10 Section 14; thence S 7° 12' E. along said east bound-  
11 ary a distance of 150.38 feet to a point on the right  
12 or southerly, seventy-five foot, highway right of way  
13 line; thence from a tangent which bears S. 85° 52' 50"  
14 W., curving to the right along said right of way line  
15 with a radius of 3075 feet, through an angle of 3° 49'  
16 10", a distance of 204.99 feet to a point; thence S 89°  
17 42' W. along said right of way line a distance of  
18 829.39 feet to a point; thence from a tangent which is  
19 the last described course, curving to the left along  
20 said right of way line with a radius of 1925 feet,  
21 through an angle of 25° 20' 30", a distance of 851.44  
22 feet to a point; thence N 25° 38' 30" W. a distance  
23 of 15.00 feet to a point on the right or southerly  
24 sixty foot, highway right of way line; thence from a  
25 tangent which bears S 64° 21' 30" W., curving to the  
26 left along said right of way line with a radius of  
27 1940 feet, through an angle of 3° 39' 30", a distance  
28 of 123.87 feet to a point; thence S. 60° 42' West along  
29 said right of way line a distance of 202.32 feet to a  
30 point; thence S 29° 18' E. a distance of 15.00 feet  
to a point on the right or southerly, seventy-five  
foot, highway right of way line; thence S. 60° 42' W.  
along said right of way line a distance of 1674.18  
feet to a point; thence from a tangent which is the  
last described course, curving to the right along  
said right of way line with a radius of 5075 feet,  
through an angle of 20° 04' a distance of 1777.41 feet  
to a point; thence S 80° 46' West along said right of  
way line a distance of 21.67 feet to a point on the  
aforesaid west boundary of said Section 14; thence  
N 0° 13' West along said west boundary a distance of  
75.94 feet to the point of beginning.

PARCEL TWO

Undivided 1/4 interest in and to all minerals, in,  
under and upon the premises situate, lying and  
being in the County of Eureka, State of Nevada.

TOWNSHIP 28 NORTH, RANGE 49 EAST, M.D.B. & M.

Section 1: all  
Section 3: all  
Section 9: all  
Section 11: all  
Section 13: all  
Section 15: all  
Section 23: all



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Section 21: N 1/2

TOWNSHIP 29 NORTH, RANGE 49 EAST, M.D.B. & M.

Section 11: all  
Section 13: all  
Section 23: all  
Section 25: all  
Section 27: all  
Section 35: all

TOWNSHIP 28 NORTH, RANGE 50 EAST, M.D.B. & M.

Section 1: all  
Section 3: all  
Section 5: all  
Section 7: all  
Section 9: all  
Section 11: all  
Section 13: all  
Section 15: all  
Section 17: all  
Section 19: all  
Section 21: all  
Section 23: all

TOWNSHIP 28 NORTH, RANGE 51 EAST, M.D.B. & M.

Section 5: all  
Section 7: all  
Section 9: all  
Section 17: all

TOWNSHIP 29 NORTH, RANGE 50 EAST, M.D.B. & M.

Section 3: all  
Section 5: all  
Section 7: all  
Section 9: all  
Section 11: all  
Section 13: all except the S 1/2 S 1/2 NW 1/4 and N 1/2  
N 1/2 SW 1/4  
Section 15: all  
Section 17: all  
Section 19: all  
Section 21: all  
Section 23: all  
Section 25: all  
Section 27: all  
Section 29: all  
Section 31: all  
Section 33: all  
Section 35: all

TOWNSHIP 29 NORTH, RANGE 51 EAST, M.D.B. & M.

Section 31: all

1 That all of the above described property was acquired during the  
2 married life of the decedent, Roy L. Primeaux, and Frances  
3 Primeaux, his wife. That the same constitutes community property  
4 and as such should be distributed to Frances Primeaux, the sur-  
5 viving widow.

6 XII.

7 That said Petitioner, as Administratrix of the above-  
8 entitled estate, waives any and all fees and commissions due her  
9 as such Administratrix; and the remaining costs and expenses in  
10 connection with the administration of this estate will be paid  
11 from funds advanced by the heirs of the estate and said heirs  
12 waive all right of reimbursement.

13 XIII.

14 That said estate is now in a condition to be wound up,  
15 settled and finally closed.

16 XIV.

17 And the Court further expressly finds from the records  
18 and files herein, and the evidence given upon this hearing, that  
19 all of the allegations contained in said account and petition are  
20 true and correct; that the Administratrix has accounted for all of  
21 the assets belonging to said estate, or those which with reasonable  
22 diligence could be ascertained or discovered.

23 XV.

24 And the Court further expressly finds that all costs and  
25 expenses of administration have or will be paid and satisfied by  
26 the heirs and devisees of said estate, for which advancements they  
27 waive any further reimbursements.

28 XVI.

29 That since all of the property belonging to said estate  
30 is community property, the same being described in paragraph XI



1 above, the same should be distributed and set apart as follows:

2 Unto FRANCES PRIMEAUX, surviving widow of the  
3 deceased, all of the interest of the estate  
4 of and in to the property above described.

5 NOW, THEREFORE, IT IS HEREBY ORDERED, ADJUDGED AND DE-  
6 CREED:

7 First: That the First and Final Account of said Admin-  
8 istratrix in all respects be, and the same hereby is, settled, allow-  
9 ed, approved and confirmed as rendered.

10 Second: That the Administratrix of this Estate filed  
11 herein proper receipts and vouchers showing payment of the costs  
12 and expenses of administration and the distribution of this estate  
13 as herein directed.

14 Third: That the rest, residue and remainder of this es-  
15 tate now known and hereinbefore described, together with any and  
16 all property belonging to this estate, or in which said estate has  
17 any interest not now known or discovered and wheresoever situate,  
18 is community property and that, therefore, the same be, and hereby  
19 is, distributed and set apart unto FRANCES PRIMEAUX, surviving  
20 widow.

21 Fourth: That after receipts and vouchers showing pay-  
22 ment of the remaining costs and expenses of administration and dis-  
23 tribution of the residue of said estate are filed herein, said Ad-  
24 ministratrix be discharged from her trust, and from any and all  
25 further liability herein.

26 Fifth: That the rest, residue and remainder of this es-  
27 tate now in the hands of said Administratrix so ordered distributed  
28 is as set forth in Paragraph XI.

29 DONE IN OPEN COURT this 12th day of December A.D. 1969.

30 Llewellyn A. Young /s/  
District Judge

JAMES A. CALLAHAN  
ATTORNEY AT LAW  
WINNEMUCCA, NEVADA

-10-

RECORDED AT THE REQUEST OF James A. Callahan  
on Dec. 16, 1969, at 05 mins. past 11 A. M. In  
Book 33 of OFFICIAL RECORDS, page 556-566 RECORDS OF  
EUREKA COUNTY, NEVADA. *[Signature]* Recorder.  
File No. 51850 Fee \$ 13.00

BOOK 33 PAGE 566