

In the THIRD Judicial District Court of  
the State of Nevada, in and for the County of EUREKA

No. 2740

Dept. No. \_\_\_\_\_

THE STATE OF NEVADA, on relation of  
its Department of Highways,

Plaintiff,

vs.

ROY L. PRIMEAUX and FRANCES  
PRIMEAUX, husband and wife as  
joint tenants with the right of  
survivorship, owners of record;  
and any and all other persons or  
parties not specifically mentioned  
having rights, title or interests  
therein,

FILED February 21, 1970CLERK Jan. M. Mangler

BY \_\_\_\_\_ Deputy

Defendant.s..

FINAL ORDER OF CONDEMNATION

It satisfactorily appearing to the Court from the records  
and files in the above-entitled action as follows:

1. That pursuant to order of this Court entered November  
23, 1965, Plaintiff was let into immediate possession and  
occupancy of the property and property rights sought to be  
condemned effective January 10, 1966, and is now in possession  
thereof;

2. That pursuant to stipulation entered into by the parties,  
a Judgment of Condemnation assessing the value and awarding com-  
pensation respecting the property and property rights of the  
Defendants above-named and of condemnation of the property and  
property sought to be taken for public use was duly pronounced by  
this Court and entered and filed on February 2, 1970.

3. That the total sum so awarded by said Judgment was  
Seventeen Thousand Dollars (\$17,000.00) less the sum of Thirteen

1 Thousand Nine Hundred Dollars (\$13,900.00) deposited by the  
2 Plaintiff pursuant to NRS 37.100, leaving a net sum of Three  
3 Thousand One Hundred Dollars (\$3,100.00) without interest and  
4 without costs.

5 4. That Plaintiff has complied with said Judgment by  
6 depositing on February 2, 1970, with the Clerk of this Court the  
7 sum of Three Thousand One Hundred Dollars (\$3,100.00).

8 5. That Plaintiff is entitled to a Final Order of Condem-  
9 nation in the manner provided by NRS 37.160;

10 NOW, THEREFORE, on application of the above-named Plaintiff,  
11 it is hereby ORDERED, ADJUDGED and DECREED that there shall be  
12 condemned to the Plaintiff the hereinafter described Parcel No.  
13 701.1 in fee simple absolute, as set forth in Plaintiff's  
14 Complaint as amended pursuant to Stipulation and as described herein.

15 That a description of the property and property rights  
16 condemned to the Plaintiff is as follows:

17 Parcel No. 701.1 (Roy L. and Frances Primeaux)

18 Said real property situate, lying and being in the  
19 County of Eureka, State of Nevada, and being a piece or parcel of  
20 land, lying and being in portions of the following: the S-1/2 of  
21 the NW-1/4, the NE-1/4 of the NW-1/4, the SW-1/4 of the NE-1/4,  
22 and the N-1/2 of the NE-1/4 all in Section 14, T. 32 N., R. 50 E.,  
23 M.D.B. & M., and more fully described by metes and bounds as  
24 follows, to wit:

25 BEGINNING at the intersection of the centerline  
26 of the westbound lane of Interstate Route 80 (S.R.1)  
27 with the west boundary of said Section 14 at Highway  
28 Engineer's Station "O<sub>w</sub>" 850+03.84 P.O.C., said point  
29 of beginning further described as bearing S. 0° 02'  
30 06" W. a distance of 1978.54 feet from the northwest  
corner of said Section 14; thence N. 0° 02' 06" E.  
along the west boundary of said Section 14, a distance  
of 201.88 feet to a point on the left or northerly  
highway right of way line of I.R.-80 (S.R.1); thence  
from a tangent which bears N. 82° 04' 03" E., curving  
to the left along said left or northerly highway  
right of way line of I.R.-80 (S.R. 1) with a radius of  
4756 feet, through an angle of 21° 25' 53", an arc  
distance of 1778.97 feet to a point; thence N. 29° 21'  
50" W., continuing along said left or northerly highway  
right of way line of I.R.-80 (S.R. 1) a distance of  
100.00 feet to a point; thence N. 60° 38' 10" E.,  
continuing along said left or northerly highway right



of way line of I.R.-80 (S.R. 1) a distance of 987.16 feet to a point; thence N. 44° 41' 42" E., continuing along said left or northerly highway right of way line a distance of 182.00 feet to a point; thence N. 76° 34' 48" E., continuing along said left or northerly highway right of way line a distance of 182.00 feet to a point; thence N. 60° 38' 10" E., continuing along said left or northerly highway right of way line a distance of 281.84 feet to a point; thence N. 38° 33' 48" E., continuing along said left or northerly highway right of way line of I.R.-80 (S.R. 1) a distance of 343.50 feet to a point on the north boundary of said Section 14; thence S. 89° 34' 13" E. along the north boundary of said Section 14 a distance of 2056.43 feet to the northeast corner of said Section 14; thence S. 0° 30' 18" W. along the east boundary of said Section 14 a distance of 424.28 feet to a point on the right or southerly highway right of way line of I.R.-80 (S.R. 1); thence from a tangent which bears S. 86° 28' 03" W., curving to the right along said right or southerly highway right of way line of I.R.-80 (S.R. 1) with a radius of 3278 feet, through an angle of 3° 51' 12", an arc distance of 220.45 feet to a point; thence N. 89° 40' 46" W. continuing along said right or southerly highway right of way line of I.R.-80 (S.R. 1) a distance of 621.03 feet to a point; thence N. 32° 11' 44" E. a distance of 166.99 feet to a point; thence N. 89° 40' 46" W. a distance of 268.75 feet to a point; thence from a tangent which bears the last described course, curving to the left with a radius of 1925 feet, through an angle of 19° 14' 24", an arc distance of 646.42 feet to a point; thence N. 18° 55' 10" W. a distance of 150.00 feet to a point; thence N. 33° 32' 03" W. a distance of 263.27 feet to a point; thence S. 56° 27' 57" W. a distance of 454.00 feet to a point; thence S. 33° 32' 03" E. a distance of 194.52 feet to a point; thence N. 61° 20' 57" E. a distance of 50.18 feet to a point; thence S. 33° 32' 03" W. a distance of 51.21 feet to a point; thence S. 28° 39' 03" E. a distance of 83.98 feet to a point; thence S. 61° 20' 57" W. a distance of 69.39 feet to a point; thence S. 28° 39' 03" E. a distance of 15.00 feet to a point; thence S. 61° 20' 57" W. a distance of 105.89 feet to a point; thence S. 25° 50' 03" E. a distance of 178.35 feet to a point; thence N. 57° 46' 57" E. a distance of 139.20 feet to a point; thence S. 33° 20' 03" E. a distance of 291.10 feet to a point on the right or southerly highway right of way line of I.R.-80 (S.R. 1); thence S. 60° 38' 10" W. along said right or southerly highway right of way line of I.R.-80 (S.R. 1) a distance of 892.98 feet to a point; thence N. 29° 21' 50" W. continuing along said right or southerly highway right of way line of I.R.-80 (S.R. 1) a distance of 300.00 feet to a point; thence S. 60° 38' 10" W. continuing along said right or southerly highway right of way line of I.R.-80 (S.R. 1) a distance of 787.14 feet to a point; thence from a tangent which bears the last described course, curving to the right along said right or southerly highway right of way line of I.R.-80 (S.R. 1) with a radius of 5200 feet, through an angle of 22° 06' 56" an arc distance of 2007.14 feet to a point on the west boundary of said Section 14; thence N. 0° 02' 06" E. along the west boundary of said Section 14 a distance of 246.07 feet to the point of beginning; said parcel contains an area of 61.93 acres, more or less.

1 There shall be no abutter's rights, easements of access  
2 to and from the right of way of the said freeway and the abutting  
3 property remaining after the condemnation of the hereinabove  
4 described Parcel No. 701.1 except that said abutting property  
5 shall have the right of access in and to Interstate Route 80 by  
6 means of a twenty foot opening 500.00 feet right of Highway  
7 Engineer's Station "F<sub>e</sub>" 885+10+ P.O.C.; also a twenty foot  
8 opening 300.00 feet left of Highway Engineer's Station "D<sub>w</sub>"  
870+75 P.O.T.

9 IT IS FURTHER ORDERED, ADJUDGED and DECREED that a copy  
10 of this Final Order of Condemnation be filed in the Office of the  
11 County Recorder of Eureka County, State of Nevada, and thereupon  
12 the title to the property and property rights hereinbefore  
13 described shall vest in the Plaintiff, State of Nevada, for any  
14 public use.

15 DATED this 22<sup>nd</sup> day of February, 1970.

16 *D. J. S. S. S.*  
DISTRICT JUDGE

STATE OF NEVADA, }  
COUNTY OF EUREKA. } ss

I, Joan Shangle County Clerk and ex-officio Clerk of the Third Judicial  
District Court of the State of Nevada, Eureka County, do hereby certify that the annexed is a full, true and  
correct copy of Final Order of Condemnation State vs. Primeaux as appears  
as of record and on file in my office.

IN TESTIMONY WHEREOF, I have hereunto set my hand officially  
and affixed the Seal of said Court, at my office in the town of  
Eureka, this 24th day of February, A. D. 1970

SEAL  
Affixed

*Joan Shangle* County Clerk,  
And ex-officio Clerk of the District Court, Eureka County.

By \_\_\_\_\_ Deputy.

29 RECORDED AT THE REQUEST OF  
30 Joan Shangle  
on Feb. 24 1970  
at 30 mins. on 4 P. M.  
in Book 34 of OFFICIAL  
RECORDS, page 395-398 RECORDS  
OF EUREKA COUNTY, NEVADA  
Recorder *M. G. McLeod*  
File No. 52194 Fee \$ No Fee

- 4 -

BOOK 34 PAGE 398