

AM. P.T.T. 4.95 *Per Mrs. G. W. Cook - Recorder*

# GRANT, BARGAIN, SALE DEED

THIS INSTRUMENT WITNESSETH: That TERRY M. BEGGS, and CHARLES G. BEGGS and VERA B. BEGGS

in consideration of \$ 10.00 the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to BEN JAFFEY and ROSE JAFFEY, husband and wife, as joint tenants

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

The North Half (N 1/2) of the Northwest Quarter (NW 1/4) of Section 1, Township 30 North, Range 48 East, M.D.B.&M., as per government survey.

RESERVING THEREFROM: Rights of way 30 feet in width within and adjacent to all boundary lines of said property to afford party of the first part, its successors or assigns ingress to and egress from other lands that may now be owned, or that may be hereafter acquired by first party or by its successors or assigns and further reserving the right to dedicate said rights of way to the public.

SUBJECT TO: (1) Taxes for the fiscal year 1973-74.  
(2) Restrictions, conditions, reservations, rights, rights of way and easements now of record.

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

Witness our hands this 12th day of December, 1973

STATE OF NEVADA }  
COUNTY OF Clark } ss.

On December 12, 1973  
personally appeared before me, a Notary Public,  
Terry M. Beggs  
Charles G. Beggs  
Vera B. Beggs

who acknowledged that he executed the above instrument.

Signature *James R. Zellers*  
(Notary Public)

JAMES R. ZELLERS  
NOTARY PUBLIC - STATE OF NEVADA  
COUNTY OF CLARK  
My Commission Expires May 28, 1974

*Terry M. Beggs*  
Terry M. Beggs

*Charles G. Beggs & Terry M. Beggs MS*  
Charles G. Beggs *ATTY IN FACT*  
*Vera B. Beggs & Terry M. Beggs HIS*  
Vera B. Beggs *ATTY IN FACT*

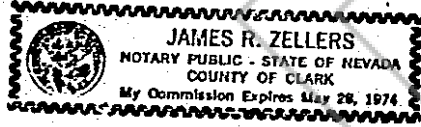
ESCROW NO. { R 362550-JRECORDER'S  
ORDER NO. { INSTRUMENT NO.  
WHEN RECORDED MAIL TO: Ben Jaffey, et ux  
5135 Saratoga Dr., Las Vegas, Nevada 89120

STATE OF NEVADA }  
COUNTY OF CLARK } ss.

On this December 12, 1973, personally appeared  
before me, James R. Zellers, a Notary Public in and for  
said County and State, Terry M. Beggs  
known to me to be the person... whose  
name... subscribed to the within instrument as the attorney... in fact  
of Charles G. Beggs and Vera B. Beggs  
and acknowledged to me that... he... subscribed the name... of the said  
Charles G. Beggs and Vera B. Beggs thereto  
as principal..., and ...he... own name as attorney in fact, freely and voluntarily  
and for the uses and purposes therein mentioned.

Seal

*James R. Zellers*  
Notary Public



RECORDED AT THE REQUEST OF Frontier Title Co.  
on Jan. 25 1974 at 11 min. past 11 A. M.  
Book 47 of OFFICIAL RECORDS, page 207-208 RECORDS OF  
CLARK COUNTY, NEVADA. Hillis A. DeLozier Recorder  
File No. 58203 Fee \$ 4.00