

STATE OF NEVADA, }
COUNTY OF EUREKA. }

I, John Stangle 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 Jeff Hunt & Family Trust vs. L.M. Charney as appears as of record and on file in my office. # 5198

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 9th day of June, A. D. 1975

John Stangle County Clerk,
And ex-officio Clerk of the District Court, Eureka County.

By _____, Deputy

BOOK 51 PAGE 411



C O R R

1 IN THE DISTRICT COURT OF THE THIRD JUDICIAL DISTRICT
2 OF THE STATE OF NEVADA, IN AND FOR THE COUNTY OF EUREKA

3
4
5 JEFF HUNT and LOUISE HUNT, his wife,)
6 Plaintiffs,)

No. 2798

7 vs.

8
9 RODERICK McCHARLES, deceased, KATHERINE
10 McCHARLES, his wife, deceased, ERNEST H.
11 SIMONSEN, deceased, and each of their
12 unknown heirs; FIRST DOE, SECOND DOE
13 and THIRD DOE, FOURTH DOE COMPANY, a
14 Co-partnership; also all other persons
15 unknown claiming any right, title,
16 estate, lien or interest in the real
17 property described in the Complaint
18 herein, or any part thereof, adverse to
19 Plaintiffs' ownership, or any cloud
20 upon Plaintiffs' title thereto,
21 Defendants.)

*Filed 7/24/75
J. R. Shingler, Clerk*

22 DECREE QUIETING TITLE

23 The above entitled cause coming on duly and regularly to
24 be heard as of the 6th day of May, 1975, at the hour of 10:00 A.M.,
25 before the above entitled Court without a jury, no jury having been
26 demanded by any of the parties hereto, and Plaintiffs appearing by
27 their Attorney, STEWART R. WILSON, ESQ., of the firm of WILSON and
28 WILSON, LTD.; no Defendants having appeared in the action and their
29 default having been duly and regularly entered for their failure to
30 answer or otherwise appear and file any pleading or motion herein
31 within the time limited by law, or at all, after having been duly
and regularly served with Summons and Complaint in person or other-
wise in the manner approved by law;

And it appearing that Plaintiffs, at the time of filing
their Complaint herein, filed for record in the Office of the

WILSON AND WILSON, LTD.
Attorneys at Law
P. O. Box 288
Eureka, Nevada 89501

1.

BOOK 51 PAGE 412

1 County Recorder of the County of Eureka, State of Nevada, a notice
2 of the pendency of this action containing a statement of the object
3 of the action, and a particular description of the property affected
4 thereby; that Summons herein was duly issued and has been duly and
5 regularly published in the Eureka Sentinel, a newspaper printed
6 and published in the County of Eureka, State of Nevada, being the
7 County where said property is situate, at least once a week for a
8 period of four successive weeks, as more fully appears from the
9 Affidavit of Publication on file herein; that the Summons in said
10 action contained a description of the real property affected by
11 said action, and that said Summons was posted in a conspicuous
12 place on the parcel of property described in the Complaint within
13 thirty days after the issuance of said Summons, as more particularly
14 appears from the Affidavit of Posting on file herein; that all
15 Defendants not personally served have been duly and regularly
16 served by publication and mailing in the manner required by law,
17 and by the Order for Publication of Summons on file herein, which
18 said Order was made pursuant to Affidavit for Publication of
19 Summons theretofore duly filed, as more fully appears from the
20 said Affidavit for Publication of Summons, and the said Order for
21 Publication of Summons and Affidavit of Mailing on file herein;
22 that all of the provisions of NRS 40.090 and 40.100 have been fully
23 complied with; that Plaintiffs have never made any conveyance of
24 said real property, or any part thereof, or any interest therein,
25 save and except a Lease and Option granted to Idaho Mining Company,
26 Lessee, dated on or about March 25, 1969;

27 And it appearing through documentary and oral proofs
28 presented to the Court that all of the facts, things and matters
29 set forth in Plaintiffs' Complaint are true and that Plaintiffs
30 are the owners in fee simple, under and pursuant to valid deeds of
31 conveyance, and now are, and they and their predecessors in

WILSON AND WILSON, LTD.
Attorneys at Law
P. O. Box 100
Eureka, Nevada 89001

BOOK 51 PAGE 413 2.

1 interest have been and were continuously for more than fifteen
2 years next immediately preceding the filing of the Complaint herein,
3 in the actual, exclusive, continuous, uninterrupted, open,
4 notorious, peaceful and adverse possession of the said real
5 property, claiming to own and hold the same in fee against the
6 world; and that Plaintiffs and their predecessors have, for more
7 than five years next immediately preceding the filing of the
8 Complaint herein, paid all of the taxes of every kind levied or
9 assessed or due against the said real property or any part thereof;

10 NOW, THEREFORE, the Court having fully considered
11 testimony given under oath and other evidence introduced upon said
12 hearing with respect to Plaintiffs' title and with respect to the
13 title or claim of Defendants, known or unknown, and with respect
14 to any adverse claims to or clouds upon said real property or any
15 part thereof, and the Court being fully advised as to the law and
16 the facts in the premises and it appearing that the Plaintiffs
17 are entitled to the relief prayed for;

18 IT IS HEREBY ORDERED, ADJUDGED AND DECREED:

19 That each and every Defendant herein was duly and
20 regularly served with Summons and Complaint in person or other-
21 wise, as required by law, and full jurisdiction to hear and
22 determine said cause and to make and enter this Decree was and is
23 vested in this Court;

24 That Plaintiffs are the owners of and seized in fee
25 simple absolute and in the actual and peaceable possession of the
26 real property described in the Complaint herein, and of each and every
27 parcel thereof; that none of the said Defendants nor any other
28 person or persons has or have any right, title, interest or estate
29 in or lien upon the said real property or any part thereof.

30 IT IS FURTHER ORDERED, ADJUDGED AND DECREED:

31 That Defendants above named and all persons holding

WILSON AND WILSON, LTD.
Attorneys at Law
P. O. Box 222
Elko, Nevada 89801

3.
BOOK 51 PAGE 414

1 through or under them or any of them, and all other persons,
2 except Plaintiffs herein and their successors in interest, he, and
3 they hereby are, and each of them hereby is, perpetually enjoined
4 and restrained from asserting any right, title, interest, claim
5 estate or possession in or lien upon said property, or any part
6 thereof adverse to the Plaintiffs herein.

7 IT IS HEREBY FURTHER ORDERED, ADJUDGED AND DECREED:

8 That title of Plaintiffs is subject to a Lease and
9 Option from Plaintiffs to Idaho Mining Company, Lessee, dated on
10 or about March 25, 1969.

11 IT IS HEREBY FURTHER ORDERED, ADJUDGED AND DECREED:

12 That the said property herein referred to and described
13 in said Complaint and whose title is hereby quieted, established
14 and determined in the Plaintiffs herein comprises that certain real
15 property in the County of Eureka, State of Nevada, particularly
16 described as follows:

17 WINDFALL EXTENSION FRACTION, U. S. Survey No. 4537.

18 TOGETHER WITH any and all improvements situate
19 thereon.

20 TOGETHER WITH the tenements, hereditaments and appur-
21 tenances thereunto belonging or appertaining, in-
22 cluding water rights, and the reversion and reversions,
23 remainder and remainders, rents, issues and profits
24 thereof.

25 DONE IN OPEN COURT on the 6th day of May, 1975, and
26 this written Decree signed on this 16th day of May, 1975.

27 JOHN F. SEXTON
28 DISTRICT JUDGE

29 RECORDED AT THE REQUEST OF Wilson and Wilson, Ltd.
30 on June 16, 1975, at 01 mins. past 8 A. M. in
31 Book 51 of OFFICIAL RECORDS, page 411 415, RECORDS OF
EUREKA COUNTY, NEVADA. WILLIS A. DePAOLI Recorder
File No. 59992 Fee \$ 7.00

WILSON AND WILSON, LTD.
Attorneys at Law
P. O. Box 188
Eureka, Nevada 89001

BOOK 51 PAGE 415