

64543

This Indenture, Made the 5th day of January

A. D. one thousand nine hundred and seventy-eight BETWEEN Olive M. Keating, a widow,

of Billings, Montana PART Y of the FIRST PART and Joseph R. Keating and Betty L. Keating, husband and wife,

2109 Green Terrace Drive

of Billings, Montana 59102 the PART IES of the SECOND PART;

WITNESSETH, that the said PARTY of the FIRST PART, for and in consideration of the sum of Ten Dollars (\$ 10.00 )

lawful money of the United States of America to her in hand paid by said PART IES of the SECOND PART, the receipt whereof is hereby acknowledged, do by these presents grant, bargain, sell, convey, warrant and confirm unto the said PARTIES of the SECOND PART, AS JOINT TENANTS AND TO THE SURVIVOR OF SAID NAMED JOINT TENANTS, (and not as tenants in common) and to the heirs and assigns of such survivor forever, the hereinafter described real estate situated in the County of Eureka, and State of Nevada, to-wit:

Township 30 North-Range 48 East, M.D.B. 6M.

Section 23: The Northwest quarter of the Northeast

quarter of the Southwest quarter (NW1/4SW1/4)

containing 10 acres, more or less, subject to all reservations of record

TOGETHER, with all and singular the hereinbefore described premises, all tenements, hereditaments, and appurtenances thereto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues, and profits thereof; and also all the estate, right, title, interest, right of dower and right of homestead, possession, claim, and demand whatsoever, as well in law as in equity, of the said PART Y of the FIRST PART, of, in or to the said premises, and every part and parcel thereof, with the appurtenances thereto belonging, TO HAVE AND TO HOLD, all and singular the above mentioned and described premises unto the said PARTIES of the SECOND PART, as joint tenants with right of survivorship (and not as tenants in common) and to the heirs and assigns of the survivor of said named joint tenants forever.

And the said PART Y of the FIRST PART, and her heirs, do hereby covenant that she will forever WARRANT and DEFEND all right, title and interest in and to the said premises and the quiet and peaceable possession thereof, unto the said PARTIES of the SECOND PART, as joint tenants with right of survivorship (and not as tenants in common) and to the heirs and assigns of the survivor of said named joint tenants, against all acts and deeds of the said PART Y of the FIRST PART, and all and every person and persons whomsoever lawfully claiming or to claim the same.

IN WITNESS WHEREOF, the said PART Y of the FIRST PART has hereunto set her hand and seal the day and year first hereinbefore written.

Signed, Sealed and Delivered in the presence of

X Olive M. Keating (SEAL) (SEAL) (SEAL) (SEAL)

STATE OF MONTANA

County of Yellowstone

On this 5th day of January in the year nineteen hundred and Seventy Eight before me Pauline B. Pearson, a Notary Public for the State of Montana, personally appeared Olive M. Keating

known to me \_\_\_\_\_  
(or proved to me on oath of \_\_\_\_\_)  
to be the person whose name is subscribed to the within instrument and acknowledged to me that s/he executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my Notarial Seal the day and year first above written.

Pauline B. Pearson  
Notary Public for the State of Montana.  
Residing at Billings, Montana  
My Commission expires February 1, 19 80

DOCUMENTARY TRANSFER TAX 1.10  
COMPUTED ON BASE AMOUNT OF INTEREST CONVEYED,  
OR COMPUTED ON NET PROCEEDS FROM SALE AND  
PROVISIONS CONTAINED AT TIME OF SALE.  
J. Keating  
Signature of Recorder or Agent Determining Tax. Firm Name

64543

RECORDED AT THE REQUEST OF J. R. Keating  
on January 16 19 78 at 30 min. past 8 A.M. in  
Book 62 of OFFICIAL RECORDS, PAGE 415 RECORDS OF  
EUREKA COUNTY, NEVADA. WILLIE A. DEFAOLI Recorder  
File No. 64543 Fee \$ 4.00

WARRANTY DEED  
(to Joint Tenants)

TO

Dated 19, 19\_\_\_\_  
STATE OF MONTANA }  
County of \_\_\_\_\_ }  
Filed for Record this \_\_\_\_\_ day of \_\_\_\_\_  
at \_\_\_\_\_ o'clock \_\_\_\_\_ M., and  
Recorded in Book \_\_\_\_\_ of Deeds  
on Page \_\_\_\_\_ of the Records of  
County of \_\_\_\_\_  
State of \_\_\_\_\_  
By \_\_\_\_\_  
County Clerk and Recorder.  
Deputy.  
Fees \$ \_\_\_\_\_  
Return to \_\_\_\_\_