

84038 WARRANTY DEED

F.P. 25 4.2.80 211
Title Set & recorded to title

For Value Received

MARY L. McKINNEY, an unmarried woman

RPTT PAID \$2.20

the grantor, do es hereby grant, bargain, sell and convey unto
RUSSELL D. JONES and MORNING STAR POPE, husband and wife

the grantees, whose current address is 1619 North 6th Street, Boise, Idaho 83702

the following described premises, in Eureka County ^{Nevada} ~~Idaho~~ to-wit:

All that real property situate in the State of Nevada, County of Eureka and being more particularly described as follows:
The South Half of the Northwest Quarter of Section 5, Township 30 North, Range 49 East M.D.B. & M. as per Government Survey.

SUBJECT to any portion of said lands within the lines of public road as now established.
SUBJECT to existing rights in use or of record in favor of the public or third parties for highways, roads, railroads, pipelines, telephones, telegraph and electrical transmission lines, canals, laterals and drains.
SUBJECT to the reservations contained in a deed between Crescent Valley Ranch & Farms and Glenn B. McKinney and Mary L. McKinney, husband and wife recorded July 20, 1961 in Book 26 of Deeds, page 88, file no. 35482, Eureka County Records as follows:

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....

TO HAVE AND TO HOLD the said premises, with their appurtenances unto the said Grantees, their heirs and assigns forever. And the said Grantor does hereby covenant to and with the said Grantees, that s he is the owner in fee simple of said premises; that they are free from all incumbrances

and that she will warrant and defend the same from all lawful claims whatsoever.

Dated: February 9, 1982

Mary L. McKinney
MARY L. McKINNEY

STATE OF IDAHO, COUNTY OF Ada
On this 9th day of February, 19 82,
before me, a notary public in and for the said State, personally appeared
Mary L. McKinney

known to me to be the person whose name is
subscribed to the within instrument, and acknowledged to
me that she executed the same.

Reverend J. H. Smith
Notary Public
Residing at Boise, Idaho
Comm. Expires August 1, 1985

NEVADA
STATE OF IDAHO, COUNTY OF EUREKA
I hereby certify that this instrument was filed for record at
the request of FIRST AMERICAN TITLE CO. OF NEVADA

at 20 minutes past 3 o'clock P. M.,
this 26th day of March,
19 82, in my office, and duly recorded in Book 102,
~~XXXXXX~~ at Page 4, in Official Records of
Eureka County, Nevada

Willis A. DePaoli
Ex-Officio Recorder

By _____ Deputy.
Fees \$ 4.00 File No. 84038
Mail to:

INSTRUMENT NO.



SAFECO

300 North 6th Street
P. O. Box 2528
Boise, Idaho 83701
(208) 343-3667

Patti Plaza Branch Office
1111 South Orchard Street
Boise, Idaho 83705
(208) 336-0677

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