

When Recorded and Mail Tax Statement To  
David Edgar & Sara L. Groth  
P.O. Box 662  
Eureka, NV 89316

BOOK 425 PAGE 007-009  
OFFICIAL RECORDS  
RECORDED AT THE REQUEST OF  
*Eureka Co. Commissioners*  
2005 OCT 20 AM 11:44

EUREKA COUNTY, NEVADA  
M.N. REBALEATI, RECORDER  
FILE NO. FEES *None*

201327

APN 001-053-06

**GRANT BARGAIN AND SALE DEED**

THIS INDENTURE made as of the 20<sup>th</sup> day of October, 2005, by and between THE BOARD OF COUNTY COMMISSIONERS, acting as the Town Board for the unincorporated town of Eureka, Nevada, party of the First Part, and DAVID EDGAR GROTH AND SARA L. GROTH, husband and wife, as joint tenants with right of survivorship, party of the Second Part.

**WITNESSETH**

That First Party, the Grantor, for and in consideration of the sum of Eighteen Hundred Dollars(\$1,800.00), to it in hand paid by the Second Party, the Grantee, do hereby grant, bargain and sell to said Grantee, their heirs, successors, and assigns forever, all that certain lot, piece or parcel of land situate, lying and being in the Town of Eureka, County of Eureka, State of Nevada, which property was formerly a portion of Nob Hill Avenue before that portion was abandoned, and more particularly described on "Exhibit A", attached hereto.

SUBJECT TO and expressly reserving a ten foot easement for all existing utilities.

TOGETHER with all and singular tenements, hereditaments, and appurtenances thereunto belonging or in any wise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD all and singular the said premises, together with the appurtenances, unto said Second Party, and to their heirs and assigns, forever.

IN WITNESS WHEREOF, the said Grantor has executed this Deed as of the day and year first herein written.

THE BOARD OF COUNTY COMMISSIONERS  
acting as the Town Board for the  
unincorporated town of Eureka, Nevada

Donna Bailey  
DONNA BAILEY, Chairperson  
Board of Eureka County Commissioners

ATTEST:

Frances Gale  
FRANCES GALE, County Clerk

BOOK 425 PAGE 007

EXHIBIT A

All that certain real property located within a portion of the southwest  $\frac{1}{4}$  portion of Section 14, Township 19 North, Range 53 East, M. D. M. Eureka County, Nevada, being a portion of Nob Hill Avenue to be abandoned as shown on that Record of Survey "Supporting a Boundary Line Adjustment and Roadway Abandonment" filed as document number 166253, more particularly as follows:

**BEGINNING** at the northwest corner of the intersection of Egan Street and Nob Hill Avenue as shown on said Record of Survey;

**THENCE** along the westerly line of Nob Hill Avenue, N.08°46'00"W., 71.57 feet which is also the east line of Lots 2, 3 and 4 of Block 79 of the Eureka Townsite;

**THENCE** along leaving last said line N.84°50'00"E., 22.60 feet to the centerline of Nob Hill Avenue as shown on said Record of Survey;

**THENCE** along said centerline, S.08°57'31"E., 60.61 feet to the northerly line of Egan Street;

**THENCE** along said northerly line, S.58°29'23"W., 24.67 feet to the **POINT OF BEGINNING**.

**CONTAINING** 1,498 square feet, more or less.

The basis of bearings for the legal description is that Record of Survey "Supporting a Boundary Line Adjustment and Roadway Abandonment" filed as document number 166253

4  
BLOCK 76

5  
BLOCK 79

NOB HILL AVENUE

STREET

EGAN



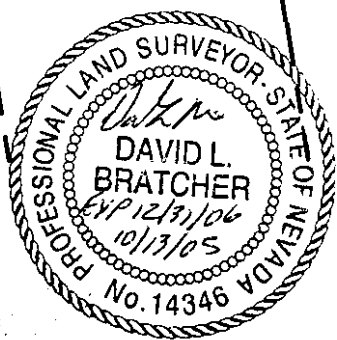
N84°50'00"E  
22.60'  
S08°57'31"E  
60.61'  
N08°46'00"W  
71.57'  
24.67'  
S58°29'23"W

POB

GRAPHIC SCALE  
SCALE IN FEET



DWG 30 0 30 60



L:\proj\6333-012\dwg\6333-Ex-ab-SW.dwg, 10/12/2005 2:28:57 PM, LANIER 5470 PCL 6.pcl

**LUMOS AND ASSOCIATES, INC.**

- CIVIL ENGINEERING
- GEOTECHNICAL ENGINEERING
- PLANNING
- LANDSCAPE ARCHITECTURE
- SURVEYING / GIS
- CONSTRUCTION SERVICES
- MATERIALS TESTING

LUMOS AND ASSOCIATES • MATERIALS TESTING

800 E. COLLEGE PKWY CARSON CITY, NEVADA 89705  
PH. 8 (775) 985-7077 FAX (775) 885-7114  
E-MAIL: CC@lumosengineering.com  
WEBSITE: www.lumosengineering.com

EXHIBIT B  
ROADWAY ABANDONMENT FOR  
A PORTION OF NOB HILL ROAD

EUREKA EUREKA COUNTY NEVADA

DATE: 10/12/05  
SCALE: 1" = 30'  
JOB NO. 6133.012  
EXHIBIT B