

Official Record

Recording requested By  
WILSON BARROWS & SALYER

Eureka County - NV  
Mike Rebaleati - Recorder

Fee: \$43.00

Page 1 of 5

RPTT:

Recorded By FES

Book- 0490 Page- 0072



APN: 002-019-01

**Mailing Address of Grantee or Other Person Requesting Recording:**  
Wilson Barrows & Salyer  
442 Court Street  
Elko, Nevada 89801

**Mail Tax Statements to:**  
Name: Billie Filippini  
Address: HC 6-46  
City/State/Zip: Beowawe, NV 89821

**Social Security Number Affirmation Statement:**

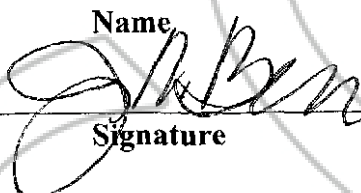
In accordance with NRS 239B.030, the undersigned person recording this document hereby affirms that this document does not contain personal information, including full social security number of any person;

-OR-

In accordance with NRS 239B.030, the undersigned person recording this document hereby affirms that this document does contain personal information, including full social security number of a person.

Joanna M. Brown  
Name

Legal Secretary  
Title

  
Signature

**Title of Document Recorded:**  
**AFFIDAVIT TERMINATING JOINT TENANCY**

# AFFIDAVIT TERMINATING JOINT TENANCY

Billie Filippini hereby solemnly swears, deposes, says under oath, and declares under penalties of perjury that the following assertions are true:

1. Affiant is a person who has knowledge of all of the facts hereinafter set forth:

2. *Affiant is the surviving spouse of John Filippini now deceased.*

3. The aforesaid John Filippini died in the City of Battle Mountain, County of Lander, State of Nevada, on February 16, 2008, and is the identical person named as John Filippini in that Certificate of Death, duly certified, marked Exhibit A attached hereto, and incorporated into and made a part hereof by reference.

4. John Filippini became a joint tenant with Billie Filippini, as to the real property and in the conveyance hereinafter described:

Deed dated September 3, 1996, executed by George F. Montgomery and Barbara J. Montgomery, Grantors, in favor of John Filippini and Billie Filippini, as Grantees, recorded on September 5, 1996, in Book 300, Official Records, Page 304, Eureka County Recorder's Office, Eureka, Nevada, as File No. 164514, conveying that certain real property situate in the County of Eureka, State of Nevada, and more particularly described as follows:

(See Exhibit B attached hereto)

Together with the improvements thereon situate.

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WILSON BARROWS & SALYER  
ATTORNEYS AT LAW  
442 Court Street  
Elko, Nevada 89801



0213643

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**STATE OF NEVADA**  
**CERTIFICATION OF VITAL RECORD**

**DEPARTMENT OF HEALTH AND HUMAN SERVICES**  
**DIVISION OF HEALTH**  
**VITAL STATISTICS**  
**CERTIFICATE OF DEATH**

2008004062  
STATE FILE NUMBER

TYPE OR PRINT IN PERMANENT BLACK INK

IF DEATH OCCURRED IN INSTITUTION SEE HANDBOOK REGARDING COMPLETION OF RESIDENCE ITEMS

PARENTS

DISPOSITION

TRADE CALL

CERTIFIER

REGISTRAR

CAUSE OF DEATH

CONDITIONS IF ANY WHICH GAVE RISE TO IMMEDIATE CAUSE STATING THE UNDERLYING CAUSE LAST

1a. DECEASED-NAME (FIRST,MIDDLE,LAST,SUFFIX) John <b>FILIPPINI</b>		2. DATE OF DEATH (Mo/Day/Year) February 16, 2008		3a. COUNTY OF DEATH Lander	
3b. CITY, TOWN, OR LOCATION OF DEATH Battle Mountain		3c. HOSPITAL OR OTHER INSTITUTION-Name(If not either, give street and number) Battle Mountain General Hospital		3d. If Hosp. or Inst. indicate DOA, OP, Emer. Rm. Inpatient; Specify Inpatient	
4. SEX Male		5. RACE White (Specify)		6. Hispanic Origin? Specify No - Non-Hispanic	
7a. AGE-Last birthday (Years) 71		7b. UNDER 1 YEAR MOS   DAYS		7c. UNDER 1 DAY HOURS   MINS	
8. DATE OF BIRTH (Mo/Day/Yr) July 27, 1936		9a. STATE OF BIRTH (If not U.S.A., name country) Nevada		9b. CITIZEN OF WHAT COUNTRY United States	
10. EDUCATION 13		11. MARRIED, NEVER MARRIED, WIDOWED, DIVORCED (Specify) Married		12. SURVIVING SPOUSE (if wife, give maiden name) Billie DELONG	
13. SOCIAL SECURITY NUMBER		14a. USUAL OCCUPATION (Give Kind of Work Done During Most of Working Life, Even If Retired) Rancher		14b. KIND OF BUSINESS OR INDUSTRY Ranching	
15a. RESIDENCE - STATE Nevada		15b. COUNTY Eureka		15c. CITY, TOWN OR LOCATION Beowawe	
15d. STREET AND NUMBER HC 66 46		15e. INSIDE CITY LIMITS (Specify Yes or No) No		16. FATHER - NAME (First Middle Last Suffix) Henry FILIPPINI	
17. MOTHER - NAME (First Middle Last Suffix) Rose Marie CHIARA		18a. INFORMANT - NAME (Type or Print) Billie FILIPPINI		18b. MAILING ADDRESS (Street or R.F.D. No, City or Town, State, Zip) HC 66 46 Beowawe, Nevada 89821	
19a. BURIAL, CREMATION, REMOVAL, OTHER (Specify) Burial		19b. CEMETERY OR CREMATORY - NAME Battle Mountain Cemetery		19c. LOCATION City or Town State Beowawe Nevada	
20a. FUNERAL DIRECTOR - SIGNATURE (Or Person Acting as Such) <b>R E BURNS</b> SIGNATURE AUTHENTICATED		20b. FUNERAL DIRECTOR LICENSE 7		20c. NAME AND ADDRESS OF FACILITY Burns Funeral Home PO BOX 689 Elko NV 89803	
21a. To the best of my knowledge, death occurred at the time, date and place and due to the cause(s) stated. (Signature & Title) <b>JOHN PETERS JR. M.D.</b> SIGNATURE AUTHENTICATED					
21b. DATE SIGNED (Mo/Day/Yr) March 12, 2008		21c. HOUR OF DEATH 11:50		22a. On the basis of examination and/or investigation, in my opinion death occurred at the time, date and place and due to the cause(s) stated. (Signature & Title)	
21d. NAME OF ATTENDING PHYSICIAN IF OTHER THAN CERTIFIER (Type or Print) Ihsah Habib		22b. DATE SIGNED (Mo/Day/Yr)		22c. HOUR OF DEATH	
22d. PRONOUNCED DEAD (Mo/Day/Yr)		22e. PRONOUNCED DEAD AT (Hour)			
23a. NAME AND ADDRESS OF CERTIFIER (PHYSICIAN, ATTENDING PHYSICIAN, MEDICAL EXAMINER, OR CORONER) (Type or Print) John Peters Jr. M.D. 535 South Humbolt Battle Mountain, NV 89820				23b. LICENSE NUMBER 7564	
24a. REGISTRAR (Signature) SIGNATURE AUTHENTICATED		24b. DATE RECEIVED BY REGISTRAR (Mo/Day/Yr) March 13, 2008		24c. DEATH DUE TO COMMUNICABLE DISEASE YES <input type="checkbox"/> NO <input checked="" type="checkbox"/>	
25 IMMEDIATE CAUSE (ENTER ONLY ONE CAUSE PER LINE FOR (a), (b), AND (c).)					
PART I					
(a) Congestive Heart Failure Interval between onset and death: 5 Years					
(b) Atherosclerotic Cardiovascular Disease Interval between onset and death: 15 Years					
(c) _____ Interval between onset and death: _____					
(d) _____ Interval between onset and death: _____					
PART II Diabetes, Cancer of Prostate, Mitral Valve Replacement, Cardiac Pacemaker				26. AUTOPSY (Specify Yes or No) No	
27. WAS CASE REFERRED TO CORONER (Specify Yes or No) No		28a. ACC. SUICIDE, HOM., UNDET. OR PENDING INVEST. (Specify)			
28b. DATE OF INJURY (Mo/Day/Yr)		28c. HOUR OF INJURY		28d. DESCRIBE HOW INJURY OCCURRED	
28e. INJURY AT WORK (Specify Yes or No)		28f. PLACE OF INJURY - At home, farm, street, factory, office building, etc. (Specify)		28g. LOCATION STREET OR R.F.D. No. CITY OR TOWN STATE	

STATE REGISTRAR

542389



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VRS-Rev-2008T

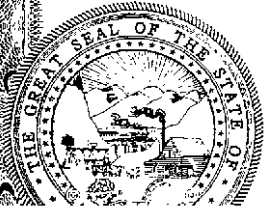
207100 CERTIFIED COPY OF VITAL RECORDS

This is a true and exact reproduction of the document officially registered and placed on file in the office of the State Registrar and Vital Records.

DATE ISSUED: 04/17/2008

This copy is not valid unless prepared on engraved border displaying date, seal and signature of Registrar.

*Rod White*  
SIGNATURE AUTHENTICATED



## LEGAL DESCRIPTION

Order No.: 96211874

The land referred to herein is situated in the State of Nevada,  
County of EUREKA, described as follows:

### PARCEL 1:

Lots 13 and 14, Block 10 of CRESCENT VALLEY RANCH & FARMS UNIT  
NO. 1 according to the official map thereof, filed in the  
office of the County Recorder of Eureka County, State of  
Nevada, as File Number 34081.

EXCEPTING THEREFROM, all petroleum, oil, natural gas and  
products derived therefrom, within or underlying said land or  
that may be produced therefrom, and all rights thereto, as  
reserved by SOUTHERN PACIFIC LAND COMPANY, in Deed recorded  
September 24, 1951, in Book 24 of Deeds at Page 168, Eureka  
County, Nevada.

### PARCEL 2:

Lot 15, Block 10 of CRESCENT VALLEY RANCH & FARMS UNIT NO. 1  
according to the official map thereof, filed in the office of  
the County Recorder of Eureka County, State of Nevada, as File  
Number 34081.

EXCEPTING THEREFROM, all petroleum, oil, natural gas and  
products derived therefrom, within or underlying said land or  
that may be produced therefrom, and all rights thereto, as  
reserved by SOUTHERN PACIFIC LAND COMPANY, in Deed recorded  
September 24, 1951, in Book 24 of Deeds at Page 168, Eureka  
County, Nevada.

**STEWART TITLE**  
Guaranty Company

