

DOC # 0218536

09/07/2011

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**Official Record**

Recording requested By  
EUREKA COUNTY

Eureka County - NV  
Mike Rebaleati - Recorder

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RPTT: Recorded By: FES  
Book- 521 Page- 0037

APN: 001-193-04

Eureka, Nevada

**GRANT OF EASEMENT FOR  
CHANNEL IMPROVEMENTS**



THIS GRANT OF EASEMENT made this 5<sup>th</sup> day of July, 2011 and by and between CURVIN MARTIN and JEAN MARTIN (hereinafter referred to as "Grantors") and Eureka County, a political subdivision of the State of Nevada (hereinafter referred to as "Grantee").

**WITNESSETH:**

WHEREAS, the Grantors are the owners of that certain parcel located in Eureka County, Nevada generally described as a Portion of Block 48 of the Plat of the Townsite of Eureka Nevada as approved by the United States Department of the Interior, General Land Office on November 19, 1937 and recorded as Document Number 127447 in the Official Records of the County of Eureka, State of Nevada, (hereinafter referred to as "Property").

NOW THEREFORE, the undersigned Grantors, for good and valuable consideration, the receipt of which is hereby acknowledged, do hereby grant to Grantee, its successors and assigns, a permanent easement for channel improvements across a portion of the Property more particularly described in Exhibits "A" and "B", which are incorporated by this reference as if fully set forth herein.

**IT IS FURTHER AGREED:**

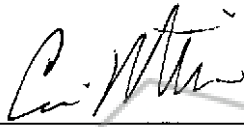
1. Grantee, its successors and assigns, shall have at all times ingress and egress to the above described channel improvements for the purpose of constructing, maintaining and repairing them.
2. Grantee, its successors and assigns, shall indemnify and hold Grantors harmless of and from damages to persons, property, or improvements suffered by Grantors or third parties by reason of Grantee's maintenance and repair of the channel improvements, provided Grantee is apprised as soon as possible of any claim of damages.
3. Grantors, their successors and assigns, shall not erect or construct, nor permit to be erected or constructed, any building or obstruction on or near the easement in a manner to interfere or be inconsistent with Grantee's use of said easement.

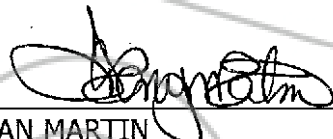
THIS GRANT OF EASEMENT shall be binding upon the heirs, executors, administrators, successors in title, successors and assigns of Grantors and Grantee.

TO HAVE AND TO HOLD all and singular the said premises, granted together with the appurtenances, unto Grantee, its successors and assigns forever.

IN WITNESS WHEREOF Grantors have hereunto signed on the day and year first above written.

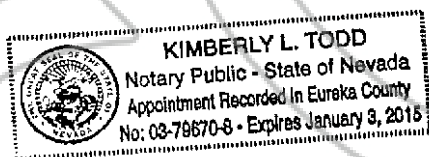
GRANTORS:

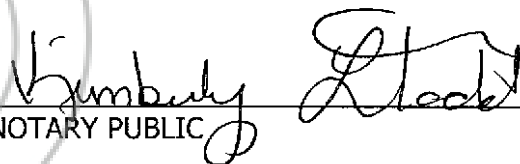
  
\_\_\_\_\_  
CURVIN MARTIN

  
\_\_\_\_\_  
JEAN MARTIN

STATE OF Nevada )  
County of Eureka) : ss.

On this 5 day of July, 2011, before me, the undersigned, a Notary Public in and for Eureka County and State of Nevada, appeared CURVIN MARTIN and JEAN MARTIN known to me to be the persons who executed the above and foregoing instrument, and who acknowledged to me that they did so freely and voluntarily and for the purposes therein mentioned.



  
\_\_\_\_\_  
NOTARY PUBLIC

## EXHIBIT "A"

### A PORTION OF BLOCK 48, EUREKA TOWNSITE

All that real property situate within a portion of the Northwest One-Quarter (NW 1/4) of Section Twenty-Four (24), Township Nineteen (19) North, Range Fifty-Three (53) East, Mount Diablo Meridian (M.D.M.), County of Eureka, State of Nevada, being a portion of Block 48, lying westerly of the Eureka Canyon Channel, as shown on the Plat of the Townsite of Eureka Nevada as approved by the United States Department of the Interior, General Land Office on November 19, 1937 and recorded as Document Number 127447 in the Official Records of the County of Eureka, State of Nevada, being more particularly described as follows:

**BEGINNING** at the northerly intersection of the westerly line of said Eureka Canyon Channel and said Block 48, said point lying on the southerly line of Bullion Street as shown on said Plat of the Townsite of Eureka;

**THENCE** southerly following said westerly line of Eureka Canyon Channel, South 24°30'35" West, 88.38 feet;

**THENCE** leaving said line, North 33°00'00" West, 16.70;

**THENCE** North 34°40'00" East, 65.53 feet;

**THENCE** North 23°25'30" West, 11.50 feet to the southerly line of said Bullion Street;

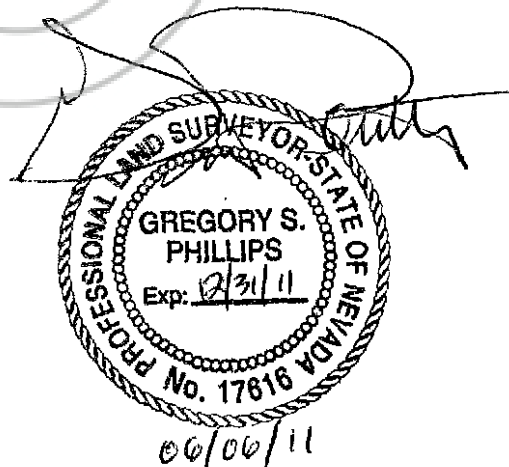
**THENCE** easterly along said southerly line of Bullion Street, North 81°27'00" East, 13.21 feet to the **POINT OF BEGINNING** and the end of this description.

Containing 691 square feet, more or less.

The basis of bearing for this description is identical to that said Plat of the Townsite of Eureka Nevada, recorded as Document Number 127447, in the Official Records of the County of Eureka, State of Nevada.

Prepared by:

**Lumos & Associates**  
800 East College Parkway  
Carson City, NV 89706



Gregory S. Phillips, P.L.S.  
Nevada Certificate No. 17616



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BULLION STREET

N 81°27'00" E  
13.21' POINT OF BEGINNING

N 23°25'30" W  
11.50'

EASEMENT AREA  
691± SQ. FT.

BLOCK 48

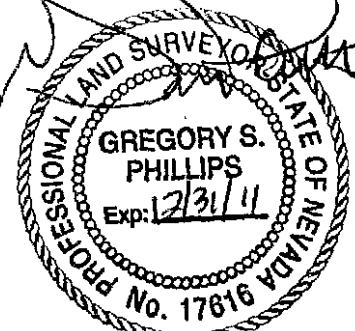
R.O.S. 120738

N 34°40'00" E 85.53'  
S 24°30'35" W 88.38'  
N 33°00'00" W 16.70'

EUREKA CANYON CHANNEL

MONROE STREET

SILVER WEST STREET



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06/06/11



800 E. COLLEGE PARKWAY  
CARSON CITY, NEVADA 89706  
PH. (775) 883-7077 FAX (775) 883-7114

EUREKA COUNTY

EXHIBIT "B"

PORTION OF BLOCK 48, EUREKA TOWNSITE

EUREKA COUNTY

NEVADA

Date: JUNE 2011

Scale: 1" = 20'

Job No: 7790.001