

APN: 001-108-01

Eureka, Nevada



0218539

**GRANT OF EASEMENT FOR
CHANNEL IMPROVEMENTS**

THIS GRANT OF EASEMENT made this 23rd day of June, 2011 and by and between LLOYD FAMILY TRUST OF J.R. & E.M. (hereinafter referred to as "Grantor") and Eureka County, a political subdivision of the State of Nevada (hereinafter referred to as "Grantee").

WITNESSETH:

WHEREAS, the Grantor is the owner of that certain parcel located in Eureka County, Nevada generally described as Lots 1 and 2 of Block 14 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 Grantor, for good and valuable consideration, the receipt of which is hereby acknowledged, does 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 Grantor harmless of and from damages to persons, property, or improvements suffered by Grantor 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. Grantor, 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 Grantor 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 Grantor has hereunto signed on the day and year first above written.

GRANTORS:

John B. [Signature]
LLOYD FAMILY TRUST OF J.R. & E.M.

STATE OF _____)

: ss.

_____)

On this _____ day of _____, 2011, before me, the undersigned, a Notary Public in and for _____ County and State of _____, appeared LLOYD FAMILY TRUST OF J.R. & E.M. 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.

See Attached Certificate # [Signature]
NOTARY PUBLIC

CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

State of California

County of Riverside,

On 23 June 2011 before me, Helen Gomez, Notary Public,
(Date) (Name and Title of the Officer)

personally appeared Johnson Robert Lloyd who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Helen Gomez
(Signature of Notary Public)



(Notary Seal)

ADDITIONAL OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

Grant of Easement For
(Title or description of attached document)

Channel Improvements
(Title of attached document continued)

Number of Pages 2 Document Date _____

(Additional information)

CAPACITY CLAIMED BY THE SIGNER

Individual (s)
 Corporate Officer _____
(Title)

Partner (s)
 Attorney-in-Fact
 Trustee (s)
 Other _____

INSTRUCTIONS FOR COMPLETING THIS FORM
Any acknowledgment completed in California must contain verbiage exactly as appears above in the notary section or a separate acknowledgement form must be properly completed and attached to that document. The only exceptions is if a document is to be recorded outside of California. In such instances, any alternative acknowledgement verbiage as may be printed on such a document so long as the verbiage does not require the notary to do something that is illegal for a notary in California (i.e. certifying the authorized capacity of the signer). Please check the document carefully for proper notarial wording and attach this form if required.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgement.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgement is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. he/she/they, is/are) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impressions must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgement form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
 - ♦ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document
 - ♦ Indicate title or type of attached document, number of pages and date.
 - ♦ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document.

EXHIBIT "A"

PORTIONS OF LOTS 1 & 2, BLOCK 14, EUREKA TOWNSITE

All that real property situate within a portion of the Southwest One-Quarter (SW 1/4) of Section Thirteen (13), Township Nineteen (19) North, Range Fifty-Three (53) East, Mount Diablo Meridian (M.D.M.), County of Eureka, State of Nevada, being portions of Lots 1 and 2 of Block 14 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, more particularly described as follows:

BEGINNING at a point the bears South 13°50'00" East, 9.01' from the northeasterly most corner of said Lot 1, said point lying on the westerly line of the Eureka Canyon Channel as shown on said Plat of the Townsite of Eureka;

THENCE southerly along said line, South 13°50'00" East, 56.29 feet;

THENCE leaving said line, North 66°15'00" West, 6.40 feet;

THENCE North 18°35'00" West, 15.70 feet;

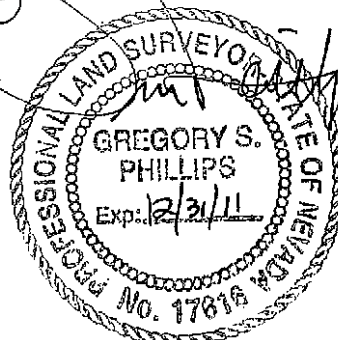
THENCE North 04°00'00" West, 37.29 feet to the **POINT OF BEGINNING** and the end of this description.

Containing 216 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



5/20/11

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

BATEMAN STREET

S1350'00"E
9.01' (TIE)

POINT OF BEGINNING

LOT 1

N4°00'00"W 37.29'

EASEMENT AREA
216± SQ. FT.

EUREKA CANYON CHANNEL

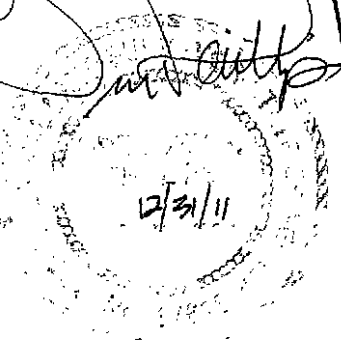
S1350'00"E 56.29'

N18°35'00"W 151.70'

BLOCK 14

N66°15'00"W 6.40'

LOT 2



12/31/11

05/26/11



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EUREKA COUNTY
EXHIBIT "B"
PORTIONS OF LOTS 1 & 2, BLOCK 14, EUREKA TOWNSITE
EUREKA COUNTY NEVADA

Date: MAY 2011
Scale: 1" = 10'
Job No: 7790.001