

THE UNDERSIGNED HEREBY AFFIRMS  
THAT THIS DOCUMENT SUBMITTED  
FOR RECORDING DOES NOT CONTAIN  
A SOCIAL SECURITY NUMBER.

APN 001-141-01 & APN 001-141-02  
NE 1/4 SECTION 23. T19N, R53E, MDM

WHEN RECORDED MAIL & MAIL TAX  
STATEMENTS TO (APN 001-141-02):  
Eureka Lodge No. 16 F.&A.M.  
PO Box 602  
Eureka, NV 89316

**DOC # 0231653**

07/06/2016 04:10 PM

**Official Record**

Recording requested By  
EUREKA COUNTY NV

Eureka County - NV

Sara Simmons - Recorder

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RPTT: \$3.90 Recorded By: LH  
Book- 592 Page- 0332



**BOUNDARY LINE ADJUSTMENT DEED**

The undersigned, **EUREKA COUNTY**, a political subdivision of the **State of Nevada**, hereinafter referred to as "First Party", **Eureka Lodge No. 16 F.&A.M.**, hereinafter referred to as "Second Party", hereby certify and agree as follows:

(1) That the First Party is the owner of that certain real property situate in the County of Eureka, State of Nevada, (**PROPERTY 1**) being Assessor's Parcel No. 001-141-01, and more particularly described as follows:

**PROPERTY 1**

All that certain real property situate in the County of Eureka, State of Nevada, described as follows:

A portion of the tract of land to the west of Block 128 and Block 129, comprising 29.36 acres, more or less, as depicted on the updated Plat of Eureka Townsite filed in the office of the Eureka County Recorder as file number 127447 June 20, 1989, and as depicted on the Record of Survey filed in the office of the Eureka County Recorder as file number 169594 January 20, 1998 and identified as Parcel A.

Above description is identical to that contained within Trustee's Deed filed in the office of the Eureka County Recorder as Document number 230021, recorded on October 10, 2015.

EXCEPTING THEREFROM, those portions of Prospect Street and Bullion Street dedicated as roadway as depicted on the Record of Survey of Right-of-Way Dedication for Eureka County Public Works, filed in the office of the Eureka County Recorder as File Number 171932, recorded on February 24, 1999 and as depicted on the Record of Survey of Right-of-Way Dedication for Eureka County

Public Works, filed in the office of the Eureka County Recorder as File Number 173053, recorded on October 6, 1999.

(2) That the Second Party is the owner of that certain real property situate in the County of Eureka, State of Nevada, (**PROPERTY 2** being Assessor's Parcel No. 001-141-02, and more particularly described as follows:

**PROPERTY 2**

All that certain lot, piece or parcel of land situate, lying and being in the County of Eureka, State of Nevada, situate within the Northeast Quarter of Section 23, Township 19 North, Range 53 East, MDM, and particularly described as follows, to wit:

Beginning at a point on the Easterly boundary of Parcel A of Record of Survey of Right-of-Way Dedication for Eureka County Public Works, File Number 169594, recorded January 20, 1998, Official Records of Eureka County, Nevada, from which the North Quarter Corner of said Section 23 bears North 66°35'52" West a distance of 1272.72 feet;  
thence along the exterior boundary of said Parcel A North 80°40'27" West a distance of 141.37 feet;  
thence North 05°42'14" East a distance of 389.29 feet;  
thence South 82°23'16" East a distance of 138.97 feet to a point on the Westerly right-of-way of Prospect Street;  
thence along said Westerly right-of-way South 05°23'05" West a distance of 393.60 feet to the Point of Beginning.

Said parcel contains an area of approximately 54,791 square feet

Basis of Bearings: North American Datum of 1983 as based on Federal Base Network/Cooperative Base Network observations in 1994 (aka NAD83/94), Nevada State Plane East Zone. Said bearings are rotated 05°42'14" clockwise from said Record of Survey Map 169594.

Above description is identical to that contained within Deed of Combination filed in the office of the Eureka County Recorder as Document number 231310, recorded on May 9, 2016.

(3) That the parties hereto desire to effectuate a boundary line adjustment each giving to the other a portion of the above-described parcels; further; that said boundary line adjustment will not result in the creation of any new parcels.

NOW, THEREFORE, the parties agree as follows:

A. After the boundary line adjustment, First Party's property (**PROPERTY 1**) shall be as described in Exhibit "A" attached hereto and incorporated herein by reference.

B. After the boundary line adjustment, Second Parties' property (**PROPERTY 2**) shall be as described in Exhibit "B" attached hereto and incorporated herein by reference.

C. That this boundary line adjustment is being made in accordance with N.R.S. 278.461, Subsection 4(c), "Lot Line Adjustment", and is not intended to create another parcel of land; further, that the boundaries are adjusted in accordance with the legal descriptions as set forth in Paragraphs A. and B. above.

D. Reserving therefrom any and all water and/or water rights.



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EXHIBIT "A"  
LEGAL DESCRIPTION  
ADJUSTED PARCEL A2

A parcel of land being a portion of Parcel A as shown on the Record of Survey of Right-of-Way Dedication for Eureka County Public Works, recorded January 20, 1998 as File Number 169594, Official Records of Eureka County, Nevada, and a portion of the Resultant parcel described in Deed of Combination Document Number 231310, recorded May 9, 2016, in said Official Records, located within the Northeast Quarter of Section 23, Township 19 North, Range 53 East, MDM, being more particularly described as follows:

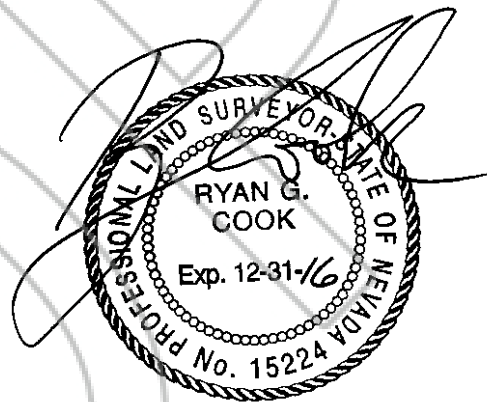
Commencing at the North Quarter Corner of said Section 23;  
thence along the West boundary of said Northeast Quarter South  $00^{\circ}17'22''$  West a distance of 246.19 feet to the Southerly right-of-way of Ruby Hill Avenue as shown on said Record of Survey Map 169594, also being the Point of Beginning;  
thence departing said West boundary and along said Southerly right-of-way from a tangent which bears South  $82^{\circ}57'47''$  East, along a circular curve to the right with a radius of 460.00 feet and a central angle of  $19^{\circ}33'48''$  an arc length of 157.06 feet;  
thence South  $63^{\circ}23'59''$  East a distance of 273.06 feet;  
thence along a tangent circular curve to the left with a radius of 340.00 feet and a central angle of  $71^{\circ}07'48''$  an arc length of 422.09 feet;  
thence North  $45^{\circ}28'13''$  East a distance of 419.73 feet;  
thence along a tangent circular curve to the right with a radius of 260.00 feet and a central angle of  $27^{\circ}27'27''$  an arc length of 124.60 feet;  
thence along a tangent circular curve to the right with a radius of 20.00 feet and a central angle of  $112^{\circ}27'25''$  an arc length of 39.25 feet to a point on the Westerly right-of-way of Prospect Street as shown on said Record of Survey Map 169594;  
thence along said Westerly right-of-way South  $05^{\circ}23'05''$  West a distance of 93.34 feet;  
thence departing said Westerly right-of-way North  $87^{\circ}55'53''$  West a distance of 157.60 feet;  
thence South  $03^{\circ}25'35''$  West a distance of 384.92 feet;  
thence South  $81^{\circ}09'08''$  East a distance of 104.37 feet to a point on the Westerly right-of-way of Prospect Street as shown on Record of Survey Map of Right-of-Way Dedication for Eureka County Public Works, recorded October 6, 1999 as File Number 173053, in said Official Records;  
thence along said Westerly right-of-way South  $05^{\circ}23'05''$  West a distance of 56.38 feet;  
thence along a tangent circular curve to the left with a radius of 500.00 feet and a central angle of  $48^{\circ}55'54''$  an arc length of 427.01 feet;  
thence South  $43^{\circ}32'49''$  East a distance of 279.04 feet;

thence along a tangent circular curve to the right with a radius of 160.00 feet and a central angle of  $42^{\circ}38'18''$  an arc length of 119.07 feet;  
thence South  $00^{\circ}54'31''$  East a distance of 65.42 feet to a point on the South boundary of said Parcel A;  
thence departing said Westerly right-of-way and along said South boundary South  $89^{\circ}06'15''$  West a distance of 186.61 feet;  
thence North  $89^{\circ}42'11''$  West a distance of 1315.58 feet to the Southwest corner of said Parcel A;  
thence along the West boundary of said Parcel A North  $00^{\circ}17'22''$  East a distance of 1075.85 feet to the Point of Beginning.

Said parcel contains an area of approximately 28.39+/- acres.

Basis of Bearings: North American Datum of 1983 as based on Federal Base Network/Cooperative Base Network observations in 1994 (aka NAD83/94), Nevada State Plane East Zone.

Descriptions Prepared By:  
Ryan G. Cook, PLS 15224  
Summit Engineering Corporation  
5405 Mae Anne Ave.  
Reno, NV 89523  
775-747-8550



6-23-2016

EXHIBIT "B"  
LEGAL DESCRIPTION  
ADJUSTED PARCEL C

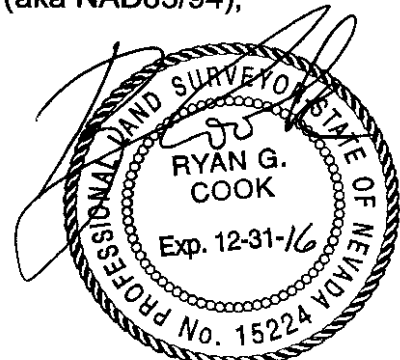
A parcel of land being a portion of Parcel A as shown on the Record of Survey of Right-of-Way Dedication for Eureka County Public Works, recorded January 20, 1998 as File Number 169594, Official Records of Eureka County, Nevada, and a portion of the Resultant parcel described in Deed of Combination Document Number 231310, recorded May 9, 2016, in said Official Records, located within the Northeast Quarter of Section 23, Township 19 North, Range 53 East, MDM, being more particularly described as follows:

Beginning at the Southeast corner of said Resultant parcel from which the North Quarter corner of said Section 23 bears North 66°35'52" West a distance of 1272.72 feet;  
thence along the South boundary of said Resultant parcel North 80°40'27" West a distance of 40.09 feet to a point on the Westerly right-of-way of Prospect Street as shown on Record of Survey Map of Right-of-Way Dedication for Eureka County Public Works, recorded October 6, 1999 as File Number 173053, in said Official Records;  
thence departing said South boundary and along said Westerly right-of-way South 05°23'05" West a distance of 4.04 feet;  
thence departing said Westerly right-of-way North 81°09'08" West a distance of 104.37 feet;  
thence North 03°25'35" East a distance of 384.92 feet;  
thence South 87°55'53" East a distance of 157.60 feet to a point on the Westerly right-of-way of Prospect Street as shown on said Record of Survey Map 169594;  
thence along said Westerly right-of-way South 05°23'05" West a distance of 398.83 feet to the Point of Beginning.

Said parcel contains an area of approximately 59,187 square feet

Basis of Bearings: North American Datum of 1983 as based on Federal Base Network/Cooperative Base Network observations in 1994 (aka NAD83/94), Nevada State Plane East Zone.

Descriptions Prepared By:  
Ryan G. Cook, PLS 15224  
Summit Engineering Corporation  
5405 Mae Anne Ave.  
Reno, NV 89523  
775-747-8550



6-23-2016

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STATE OF NEVADA  
DECLARATION OF VALUE

DOC # DV-231653

07/06/2016 04:10 PM

Official Record

1. Assessor Parcel Number (s)

- a) 001-141-01
- b) 001-141-02
- c)
- d)

Recording requested By  
EUREKA COUNTY NV

Eureka County - NV  
Sara Simmons - Recorder

2. Type of Property:

- a)  Vacant Land
- b)  Single Fam Res.
- c)  Condo/Twnhse
- d)  2-4 Plex
- e)  Apt. Bldg.
- f)  Comm'l/Ind'l
- g)  Agricultural
- h)  Mobile Home
- i)  Other

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Recorded By LH RPTT: \$3.90  
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3. Total Value/Sales Price of Property:

\$ 907.86  
Deed in Lieu of Foreclosure Only (value of property) \$  
Transfer Tax Value: \$  
Real Property Transfer Tax Due: \$ 3.90

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section:
- b. Explain Reason for Exemption:

5. Partial Interest: Percentage being transferred: %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month.

Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature KDJZ Capacity AGENT  
Signature KDJZ Capacity AGENT

SELLER (GRANTOR) INFORMATION BUYER (GRANTEE) INFORMATION

(REQUIRED) (REQUIRED)  
Print Name: EUREKA COUNTY Print Name: EUREKA LODGE NO. 16 F&M  
Address: PO BOX 714 Address: PO BOX 602  
City: EUREKA City: EUREKA  
State: NV Zip: 89316 State: NV Zip: 89316

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)  
Print Name: EUREKA COUNTY Escrow #  
Address: PO BOX 714  
City: EUREKA State: NV Zip: 89316