

A.P.N. 007-370-46
ESCROW NO. _____
RECORDING REQUESTED

WHEN RECORDED MAIL TO:
Delmar Lynn Ropp and Trennis Loyal Ropp
HC 62 Box 62094
Eureka, NV 89316

EUREKA COUNTY, NV **2022-247697**
Rec:\$37.00
\$37.00 Pgs=5 **01/10/2022 11:34 AM**
STEWART TITLE ELKO
LISA HOEHNE, CLERK RECORDER

FSA-2400-1 NV
(01-11-10)

Position 5
UNITED STATES DEPARTMENT OF AGRICULTURE
Farm Service Agency

FULL RECONVEYANCE

WHEREAS, the undersigned, NICOLE ZAHRT of the FARM SERVICE AGENCY,

Formerly Farmers Home Administration, for the State of Nevada, (7 U.S.C. 1989) is now Trustee under the Deed(s) of Trust executed by DELMAR LYNN ROPP and TRENNIS LOYAL ROPP
HC 62 BOX 62094, EUREKA NV 89316

Trustors, dated and recorded in the Official Records of EUREKA County, Nevada, as follows:

<u>Date of Instrument</u>	<u>Date Recorded</u>	<u>Book Number</u>	<u>Page Number</u>	<u>Document Number</u>
04-13-2017	04-14-2017	0600	0368	232880

WHEREAS, the undersigned has been duly and legally requested to reconvey the estate now held by Trustee under said Deed(s) of Trust in and to the real property.

See attachment Exhibit A for legal description

NOW THEREFORE, the undersigned does hereby reconvey, but without warranty, to the person or persons legally entitled, thereto, the estate of Trustee in all of the lands described in said Deed(s) of Trust, reference being hereby made to said Deed(s) of Trust and the record thereof for a particular description of said real property,

TRUSTEE

DATE: January 7, 2022

BY: Nicole Zahrt
NICOLE ZAHRT

TITLE: Farm Loan Officer
UNITED STATES OF AMERICA
U.S. DEPARTMENT OF AGRICULTURE
FARM SERVICE AGENCY

ACKNOWLEDGEMENT

STATE OF NEVADA } ss. (Individual)
COUNTY OF EIKO

This instrument was acknowledged before me on 01/07/2022 (Date) by
NICOLE ZAHRT (Name(s) of person(s)).

My commission expires: 11/3/2022

Nichole Mouritsen
(Signature of notarial officer)



(Seal, if any)

Notary
(Title and rank (optional))

The U.S. Department of Agriculture (USDA) prohibits discrimination in all of its programs and activities on the basis of race, color, national origin, age, disability, and where applicable, sex, marital status, familial status, parental status, religion, sexual orientation, political beliefs, genetic information, reprisal, or because all or part of an individual's income is derived from any public assistance program. (Not all prohibited bases apply to all programs.) Persons with disabilities who require alternative means for communication of program information (Braille, large print, audiotape, etc.) should contact USDA's TARGET Center at (202) 720-2600 (voice and TDD). To file a complaint of discrimination, write to USDA, Assistant Secretary for Civil Rights, Office of the Assistant Secretary for Civil Rights, 1400 Independence Avenue, S.W., Stop 9410, Washington, DC 20250-9410, or call toll-free at (866) 632-9992 (English) or (800) 877-8339 (TDD) or (866) 377-8642 (English Federal-relay) or (800) 845-6136 (Spanish Federal-relay). USDA is an equal opportunity provider and employer.

EXHIBIT "A"

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

PARCEL 1:

Parcel 4 as shown on that certain Division of Land into Large Parcels Map filed in the office of the County Recorder of Eureka County, State of Nevada, on November 20, 2000, as File No. 175607, being a portion of Sections 21 and 28, Township 20 North, Range 53 East, M.D.B.&M.

EXCEPTING FROM that portion lying within the NW1/4NW1/4 of Section 28 an undivided one-half (1/2) interest in and to all oil and gas or oil and gas, lying in and under said land as reserved by ANGEL CAROL FLORIO BERVILER in Deed recorded August 20, 1964 in Book 5, Page 339, Official Records, Eureka County, Nevada.

FURTHER EXCEPTING FROM that portion lying within Lots 3, 4, 5, 6, 12, 13, 14 and 15 of Section 21, all the oil and gas lying in and under said land as reserved by the United States of America in patents recorded September 21, 1964 in Book 5, Page 582, and December 30, 1965 in Book 9, Page 422, Official Records, Eureka County, Nevada.

FURTHER EXCEPTING FROM that portion lying within Lots 3, 4, 5, 6, 12, 13, 14 and 15 of Section 21, one-half of mineral rights, oil or gas as reserved by EDWIN C. BISHOP and LETA B. BISHOP, His Wife, in Deed recorded August 23, 1978 in Book 65, Page 317, Official Records, Eureka County, Nevada.

FURTHER EXCEPTING FROM all of the above described land an undivided 25% interest in and to all minerals of every kind, nature and description lying in and under said land as conveyed to IVAN L. SMART, an Unmarried Man in Deed recorded May 2, 1994 in Book 268, Page 463, and re-recorded May 5, 1994 in Book 269, Page 12, Official Records, Eureka County, Nevada.

PARCEL 2:

A parcel of land located within Section 28, Township 20 North, Range 53 East, M.D.B.&M., and being further described as follows:

Commencing at the W1/4 corner of Section 28, Township 20 North, Range 53 East, M.D.B.&M.;

Thence North 88°12'43" East along the E-W section line of said Section 28 for a distance of 1211.62 feet to the true point of beginning of this description, Corner No. 1;

Thence due South for a distance of 27.49 feet to Corner No. 2; Thence due

East for a distance of 30.00 feet to Corner No. 3;

Thence due North for a distance of 28.43 feet to a point on the E-W1/4 section line of said Section 28, Corner No. 4;

Thence South 88°12'43" West along the E-W1/4 section line of said Section 28 for a distance of 30.01 feet to Corner No. 1, the true point of beginning.

PARCEL 3:

A parcel of land located in Section 28, Township 20 North, Range 53 East, M.D.B. &M., Eureka County, Nevada, being a portion of that parcel as shown on a Boundary Line Adjustment, Record of Survey for Owen J. & Cheryl Miller, Jerry R. Martin, John T. O'Flaherty, Becky O'Flaherty and Curtis P. Hayward on file in the

office of the Eureka County Recorder, Eureka, Nevada, as File No. 196151, more particularly described as follows:

Commencing at the Northwest corner of Parcel No. 4 as shown on that Parcel Map for Jerry R. Martin, John T. & Becky O'Flaherty and Curtis P. Hayward on file in the office of the Eureka County Recorder, Eureka, Nevada, as File No. 163256, thence North $88^{\circ}12'50''$ East, 118.47 feet along the Northerly line of said Parcel No. 4, to Corner No. 1, the true point of beginning;

Thence continuing North $88^{\circ}12'50''$ East, 86.46 feet, along said Northerly line of Parcel No. 4, to Corner No. 2;

Thence South 27.48 feet to Corner No. 3; Thence

East 30.00 feet to Corner No. 4;

Thence North 28.42 feet, to Corner No. 5, a point being on the Northerly line of said Parcel No. 4;

Thence North $88^{\circ}12'50''$ East, 89.61 feet, along said Northerly line of Parcel No. 4, to Corner No. 5, a point being the Northeast corner of said Parcel No. 4;

Thence South $00^{\circ}13'02''$ East, 100.28 feet, along the Easterly line of said Parcel No. 4, to Corner No. 6;

Thence South $88^{\circ}24'43''$ West, 206.43 feet, to Corner No. 7;

Thence North $00^{\circ}00'44''$ West, 99.57 feet, to Corner No. 1, the point of beginning.

PARCEL 4:

Parcel 2 as shown on that certain Division of Land into Large Parcels Map filed in the office of the County Recorder of Eureka County, State of Nevada, on November 20, 2000, as File No. 175607, being a portion of Sections 21 and 28, Township 20 North, Range 53 East, M.D.B.&M.

EXCEPTING THEREFROM all the oil and gas lying in and under said land as reserved by the United States of America in patents recorded September 21, 1964 in Book 5, Page 582, and December 30, 1965 in Book 9, Page 422, Official Records, Eureka County, Nevada.

FURTHER EXCEPTING THEREFROM one-half of mineral rights, oil or gas as reserved by EDWIN C. BISHOP and LETA B. BISHOP, His Wife, in Deed recorded August 23, 1978 in Book 65, Page 317, Official Records, Eureka County, Nevada. 1

FURTHER EXCEPTING THEREFROM an undivided 25% interest in and to all minerals of every kind, nature and description lying in and under said land as conveyed to IVAN L. SMART, an Unmarried Man in Deed recorded May 2, 1994 in Book 268, Page 463, and re-recorded May 5, 1994 in Book 269, Page 12, Official Records, Eureka County, Nevada.

TOGETHER WITH all of the Trustor's rights to use both surface and underground water for irrigation purposes on or used in connection with the above described land, as more fully described and evidenced by the following enumerated Application(s)/Permit(s) to Appropriate Water and Certificate(s) of Appropriation of Water on file with, and issued by the State Engineer of Nevada:

Application/Permit No

Certificate No.

Source

Use

19218

6713

Underground

Irrigation

21561

6958

Underground

Irrigation

23711

6794

Underground

Irrigation

23738

6529

Underground

Irrigation

23739

6273

Underground

Irrigation

41883

10476

Underground

Irrigation

41884

10477

Underground

Irrigation

