

# GRANT, BARGAIN, SALE DEED

RPTT  
\$ 8.80

THIS INDENTURE WITNESSETH: That PHILIP BAXTER AND GERALDINE BAXTER, husband and wife.

in consideration of \$ 10.00 the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to ATLAS WINDOW CLEANING CONTRACTORS, INC.

all that real property situate in the \_\_\_\_\_ County of Lincoln

State of Nevada, bounded and described as follows:

Lot Twenty-Five (25) of the ROWAN SUBDIVISION AMENDED PLAT showing additional Lots of 17 through 29, Inc., of the City of Caliente, Lincoln County, Nevada.

EXCEPTING from said grant and reserving into the 1st party, its successors and assigns forever, all minerals and mineral rights of every kind and character now known to exist or hereafter discovered, including with limiting the generality of the foregoing, oil and gas rights thereto, together with the sole, exclusive and perpetual right to explore or, remove and dispose of said minerals by any means or methods suitable to the 1st party, its successors and assigns, but without entering upon or using the surface of said lands hereby conveyed and in such manner as not to damage the surface of said lands or to interfere with the use there by the 2nd party, its successors or assigns.

SUBJECT TO: 1. Taxes for the fiscal year 19 80 - 19 81  
2. Reservations, restrictions and conditions if any; rights of way and easements either of record or actually existing on said premises.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Witness OUR hand & this 29th day of AUGUST 19 80

*Philip Baxter*  
PHILIP BAXTER

*Geraldine Baxter*  
GERALDINE BAXTER

STATE OF NEVADA }  
County of Clark } ss.  
On September 10, 1980 personally appeared before me, a Notary Public, Philip Baxter and Geraldine Baxter

knows (or proved) to me to be the person is who executed the foregoing instrument and who acknowledged that they executed the above instrument.

WITNESS my hand and official seal.  
*Elaine Baughier*  
Notary Public in and for said County and State



Notary Public, State of Nevada  
CLARK COUNTY  
**Elaine Baughier**  
My Appointment Expires June 27, 1984

ESCROW NO. FT-3404-EB  
ORDER NO.           
WHEN RECORDED MAIL TO Atlas Window Cleaning Contractors, Inc. 4826 Kahala Avenue Honolulu, Hawaii 96816

SPACE BELOW FOR RECORDER'S USE ONLY

No. 69759  
FILED AND RECORDED AT REQUEST OF FIDELITY TITLE CO. & S  
SEPT. 13, 1980  
AT 18 MINUTES PAST 2 O'CLOCK  
P M IN BOOK 39 OF OFFICIAL  
RECORDS, PAGE 418 LINCOLN  
COUNTY, NEVADA  
*Elaine Baughier*  
COUNTY RECORDER