

JOINT TENANCY DEED

THIS INSTRUMENT made this 3 day of July, A.D. 1986, between Vaughn E. Phillips and Donna M. Phillips, husband and wife, the parties of the first part, and Michael A. School and Kandy L. School, husband and wife, as joint tenants with right of survivorship, the parties of the second part.

WITNESSETH: That the said parties of the first part in consideration of the sum of Ten Dollars (\$10.00) lawful money of the United States of America, and other and further valuable consideration, the receipt whereof is hereby acknowledged, do by these presents, GRANT, BARGAIN and SELL unto the said parties of the second part, as Joint Tenants and not as tenants in common, and to the survivor of them and the heirs and assigns of such survivor forever, all that certain parcel of land situate in the town of Pioche, County of Lincoln, State of Nevada, bounded and described as follows, to-wit:

A parcel of land situate in the Southwest quarter (SW<sup>1</sup>/<sub>4</sub>) of Section 15, Township 1 North, Range 67 East, Mount Diablo Base and meridian, and described as follows, to-wit:

Beginning at the Northwest corner of Parcel 3 as shown on the Parcel Map of a portion of the SW<sup>1</sup>/<sub>4</sub> of said Section 15, prepared at the instance of Vaughn Phillips and Donna Phillips, which plat is recorded in Book "A-1" of Plats of page 227 in the office of the County Recorder of Lincoln County, Nevada, and thence running S. 89°55' 36" E., along the north boundary line of Parcel 2 a distance of 158.22 feet; thence running S. 21°53' W., a distance of 158.92 feet to a point; thence running N. 89°55' 36" W., a distance of 158.22 feet to the Southwest corner of Parcel 3; thence running N. 22°53' E., along the West boundary line of said Parcel 3 a distance of 158.92 feet to the place of beginning.

SUBJECT TO a 20 foot easement for road and utility on the north side of this parcel;  
ALSO SUBJECT TO a 15 foot easement for road and utility on the south side of this parcel.

TOGETHER with the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining, and the reversions, remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD all and singular the said premises together with the appurtenances unto the said parties of the second part as Joint Tenants and to the survivor of them and to the heirs and assigns of such survivor forever.

IN WITNESS WHEREOF the said parties of the first part have hereunto set their hands as of the day and year first above written.

*Vaughn E. Phillips*      *Donna M. Phillips*  
Vaughn E. Phillips      Donna M. Phillips

STATE OF NEVADA)  
                  ) ss.  
COUNTY OF LINCOLN)

On this 3 day of July, A.D. 1986, before me, a Notary Public in and for said county and state, personally appeared Vaughn E. Phillips and Donna

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H. Phillips, husband and wife, known to me to be the persons described in and who executed the foregoing instrument, who acknowledged to me that they executed the same freely and voluntarily and for the uses and purposes therein mentioned.



*Mary L. Condie*  
Notary Public

THIS DEED IS BEING RE-RECORDED TO CORRECT THE LEGAL DESCRIPTION AS SHOWN ON THE ATTACHED EXHIBIT "A"

85234  
FILED AND RECORDED IN OFFICE OF  
Vernon E. Phillips  
July 2, 1988  
AT 11:00 AM  
A.M. DEEDS 21 OF OFFICE  
RECORDS OF LINCOLN COUNTY, OREGON

CLERK OF COUNTY RECORDS

*Vernon E. Phillips* Deputy

88 JUL 15 1988

EXHIBIT "A"

A parcel of land situate in the Southwest Quarter (SW 1/4) of Section 15, Township 1 North, Range 67 East, Mount Diablo Base and Meridian, and described as follows, to-wit:

Beginning at the Northwest corner of Parcel 3 as shown on the Parcel Map of a portion of the Southwest Quarter (SW 1/4) of said Section 15, prepared at the instance of Vaughn Phillips and Donna Phillips, which plat is recorded in Book "A-1" of Plats at Page 227 in the Office of the County Recorder of Lincoln County, Nevada, and thence running South 89°55'36" East, along the North boundary line of Parcel 2 a distance of 158.22 feet; thence running South 0°22'53" West, a distance of 158.92 feet to a point; thence running North 89°55'36" West, a distance of 158.22 feet to the Southwest corner of Parcel 3; thence running North 0°22'53" East, along the West boundary line of said Parcel 3 a distance of 158.92 feet to the place of beginning.

Subject to a 20 foot easement for road and utility on the North side of this parcel.

ALSO subject to a 15 foot easement for road and utility on the South side of this parcel.

90000  
FILED AND RECORDED AT OFFICE OF  
DONALD B. BISHOP  
JANUARY 24, 1980  
BY SA. WYATT J. GORDON  
R. W. HENNING  
REC'D, PAGE 127  
COUNTY CLERK  
FRANK C. HESS  
By *[Signature]* Deputy