

Affix R. P. T. T. \$ 86,45

# Grant, Bargain, Sale Deed

THIS INDENTURE WITNESSETH: That VINCENT BRUNDY, a single man and CURTIS BRUNDY,  
a single man

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and  
Convey to HENRY A. RICE and VIRGINIA RICE, Husband and Wife

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

State of Nevada, bounded and described as follows:

See Exhibit "A", attached hereto and by reference made a part hereof for the complete legal description of the property being conveyed by this Deed.

This Deed is given to complete Contract of Sale executed by Neil Brundy and Dixie Brundy, as sellers and Henry A. Rice and Virginia Rice, as purchasers, as referenced by Memorandum of Agreement recorded February 11, 1987 in Book 73 of Official Records, page 562, Lincoln County, Nevada records.

- SUBJECT TO: 1. Taxes for the fiscal year 19 91 and 19 92.
2. Covenants, Conditions, Reservations, Rights, Rights of Way and Easements now of record.

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

Vincent Brundy  
Vincent Brundy

Vincent H. Brundy  
Vincent Brundy

Curtis Brundy  
Curtis Brundy

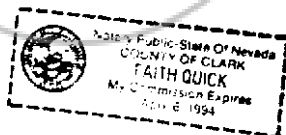
STATE OF NEVADA }  
COUNTY OF Clark } SS.

On June 10, 1992  
personally appeared before me, a Notary Public, \_\_\_\_\_

Vincent Brundy and  
Curtis Brundy

who acknowledged that the y executed the above instrument.

Signature [Signature]  
(Notary Public)  
(NOTARIAL SEAL)



ESCROW NO. 73918 PQ  
FIDELITY NATIONAL TITLE  
WHEN RECORDED MAIL TO: Mr & Mrs Henry A. Rice  
P.O. Box 118, Logandale, Nv. 89021

098665

AND RECORDED AT REQUEST OF  
Dominick Belingheri

July 13, 1992

4:55 MINUTES PAST 2 O'CLOCK

P.M. IN BOOK 101 OFFICE

RECORD PAGE 668 LINCOLN

COUNTY, NEVADA.

[Signature]  
COUNTY CLERK

Lincoln County

EXHIBIT "A"

Parcel #1

The Northwest Quarter (NW 1/4) of the Southwest Quarter (SW 1/4) of Section 17, and the East Half (E 1/2) of the Southeast Quarter (SE 1/4) of Section 18; all in Township 10 South, Range 67 East, M.D.B. & M., Lincoln County, Nevada.

Parcel #2: (as to an undivided 1/2 interest in and to this parcel)

The following described water and water rights, to wit:-

- a. Permit #5163, Certificate #868, issued by the State Engineer of Nevada, to John Hafen and E.R. Frei for the waters of Cottonwood Creek, for irrigation and domestic purposes.
- b. Permit #6493, Certificate #1499, issued by the State Engineer of Nevada, to John Hafen and E.R. Frei for the waters of Cottonwood Creek, for irrigation and domestic purposes.
- c. Permit #8553, Certificate #2062, issued by the State Engineer of Nevada, to Hafen and Frei Brothers for the waters of Cottonwood Creek, for stock watering and domestic purposes.
- d. Permit #9565, Certificate #1946, issued by the State Engineer of Nevada, to Hafen and Frei Brothers for the waters of Meadow Valley Wash, for stock watering purposes.
- e. Permit #9566, Certificate #1947, issued by the State Engineer of Nevada, to Hafen and Frei Brothers for the waters of Meadow Valley Wash, for stock watering purposes.
- f. Permit #9567, Certificate #1948, issued by the State Engineer of Nevada, to Hafen and Frei Brothers for the waters of Meadow Valley Wash, for stock watering purposes.
- g. Permit #9568, Certificate #1949, issued by the State Engineer of Nevada, to Hafen and Frei Brothers for the waters of Meadow Valley Wash for stock watering purposes.
- h. All rights, title and interest of Gilbert G. Heaton and Mildred L. Heaton, his wife, and Andrew Lytle and Fern B. Lytle, his wife, conveyed by Deed dated the 3rd day of June, 1948, to James S. Henrie, Parley S. Henrie and William Thomas Henrie, a co-partnership doing business as "Henrie Brothers" in water filing Serial No. 10196, Certificate #172, Oak Springs, filed in the Office of the Nevada State Engineer.
- i. An undivided one-half (1/2) interest in and to water filing Serial No. 01503, Fife Spring, for stock watering purposes,
- j. Permit #8359, Certificate of Appropriation No. 1895, issued by the State Engineer of Nevada to Vivian J. Frei, for 0.225 c.f.s. to irrigate 22.48 acres in Meadow Valley Wash.
- k. Permit #4390, Certificate of Appropriation No. 426, issued by the State Engineer of Nevada to James Henry, Jr., covering Ash Creek,
- l. Application #9466, Certificate #1945, issued by the State Engineer of Nevada, to Hafen & Frei Brothers, on April 7, 1933, covering Meadow Valley Wash.

ALSO -

- m. All priority rights and preferences to waters and springs in the area generally described and known as the "Pennsylvania" area and the area embraced in the grazing allotment conveyed by Deed dated the 3rd day of June, 1948, to James S. Henrie, Parley S. Henrie and William Thomas Henrie, a co-partnership doing business as "Henrie Brothers", and particularly including any and all priority rights obtained by Gilbert G. Heaton and Mildred L. Heaton, his wife, and Andrew Lytle and Fern B. Lytle, his wife, from Hafen and Frei Brothers in and to the waters known as Big Spring, Horse Spring and Cherokee Spring, and Cougar Spring.

Lincoln County

Page 2 of Exhibit "A"

ALSO

- 18  
76
- n. Grazing rights and privileges with the Bureau of Land Management in the Las Vegas District, Caliente resource area known as allotment #11034 or the Henrie Complex Allotment and Allotment #21021 or the Cotton wood Allotment. All rights are located in Lincoln County, Nevada.

TOGETHER WITH the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

ALSO

Parcel #3: (as to an undivided 1/2 interest in and to this parcel)

The following claims for stock-watering purposes, to-wit:

- A. Application No. 3590; Lone Spring, was filed September 27, 1915 by R.P. Henrie for stock watering purposes. Point of diversion in NE 1/4 SE 1/4 Section 34, T 9 S, R 67 E. This application was cancelled November 30, 1915 because of failure of applicant to refile corrected application within statutory time.
- B. Application No. 3762, Lone Spring, was filed January 3, 1916, by R. P. Henrie for stock watering and domestic purposes. Point of Diversion in NE 1/4 SE 1/4 Section 34, T 9 S, R 67 E. This application was approved April 22, 1916 and then cancelled January 12, 1918 because of failure of applicant to comply with the provisions of the permit.
- C. Application No. 5684; Lone Spring was filed August 21, 1919 by Ethel S. Henrie for stock and irrigation purposes. Point of Diversion in NE 1/4 SE 1/4 Section 34, T 9 S, R 67 E. The application was denied March 1, 1921.
- D. Application No. 6506 for permission to change the point of diversion and place of use of the waters granted under Permit No. 2306; being the waters of Meadow Valley Creek, was filed July 11, 1921 by Ethel S. Henrie. The point of diversion as described by this application is in the NW 1/4 NW 1/4 Section 35, T 7 S, R 67 E. Map filed December 13, 1921 shows the point of diversion in the SW 1/4 NE 1/4 Section 34, T 7 S, R 67 E. The application was approved February 23, 1925 for 160 acre feet per season for irrigation and domestic purposes. The proof of beneficial use because due June 6, 1934.
- E. Application No. 6507; Meadow Valley Wash was filed July 11, 1921 by Ethel S. Henrie for irrigation and domestic purposes. The point of diversion as described in the application is in the NW 1/4 NW 1/4 Section 35, T. 7 S, R 67 E. The map filed December 13, 1921 shows this point in the SW 1/4 NW 1/4 Section 35, T 7 S, R 67 E. No action has been taken on this application.
- F. No. 01439; Blackberry Spring No. 1 (sometimes known as Hackberry Spring) was filed January 5, 1916. The water is diverted according to the proof at 100' from the SW corner Section 14, T 10 S., R 66 E.
- G. No. 01441; Blackberry Spring No. 3 (sometimes known as Hackberry Spring) was filed January 5, 1916. The water is diverted at 660 feet from S East corner Section 2, T.10 S., R 65 E.
- H. No. 01447; Ash Spring was filed February 6, 1916. The point of diversion is described as being at N. 30° W. 150 feet from Southeast corner Section 6, T.5 S., R 68 E.
- I. No. 01448; Elly Spring, was filed February 7, 1916. The point of diversion is N. 40° E. 200 feet from the Southwest corner Section 1, T. 6 S., R 67 E.
- J. No. 01557; Meadow Valley Wash. was filed April 13, 1918. This proof was filed for irrigation and domestic purposes. The points of diversion are in Section 34 and 35, T. 7 S., R 67 E.
- K. Old priority, stock watering right, recorded in name of Ransom Parley Henrie, and located in SW 1/4 NW 1/4 and W 1/2 SW 1/4 Section 35, T. 7 S., R. 67 E.