

CASE NO. 41-7-97 LC

IN THE SEVENTH JUDICIAL DISTRICT COURT OF NEVADA  
IN AND FOR THE COUNTY OF LINCOLN

FILED  
1998 MAR 13 10:07  
CLERK

WILLIAM H. BROWN,  
Plaintiff,

vs.

JOHN S. MCGIMSEY, Administrator,  
of the ESTATE OF LEO E. THURMAN,  
aka SLIM THURMAN, deceased;  
RALPH THURMAN, an individual;  
DAVID E. THURMAN, an individual;  
GEORGIA THURMAN, aka GEORGIA  
CRISP, an individual; EARL  
CHARLES BAKER and MARY C.  
BAKER, husband and wife;  
MARGARET CONNOR, Administratrix  
of the Estate of RAYMOND B.  
FREE, deceased; ANGE D. FREE, an  
individual; KAREN KOSTER,  
an individual; DIANE FREE, an  
individual; SUSAN FREE, an  
individual; TERRY PETROS, an  
individual; LINDA (ABRAMS-BROWN)  
HANEY, an individual; DOES I-X  
together with any and all  
unknown spouses heirs, devisees,  
grantees, assignees, lien  
claimants, creditors, trustees,  
or other persons claiming by or  
through, under or against, any  
known or unknown person claiming  
any estate, right, title,  
interest or lien or cloud upon  
the title in and to the real  
property hereinafter described,  
situate in Lincoln County,  
Nevada commonly known as the  
OVERLAND HOTEL AND SALOON,

JUDGMENT

Defendants,

LINDA HANEY,  
Counterclaimant,

vs.

WILLIAM H. BROWN,  
Counterdefendant.

1 The Court having previously entered its Order Granting  
 2 Motion To Prove Up Judgment Against Defaulted Defendants and its  
 3 separate Order Granting Motion For Summary Judgment, and said  
 4 Orders having adjudicated the issues and law presented in this  
 5 action and the Court having determined that Plaintiff is entitled  
 6 to a final judgment quieting the title to his real property  
 7 against all claimants, known and unknown, and there being no  
 8 reason for delay,

9 IT IS HEREBY ORDERED, ADJUDGED AND DECREED that  
 10 the title of Plaintiff WILLIAM H. BROWN, a single man as his sole  
 11 and separate property, to the following described real property in  
 12 Lincoln County, Nevada:

LEGAL DESCRIPTION

13 That certain property known as the  
 14 "OVERLAND HOTEL AND SALOON" situate in the  
 15 Town of Pioche, Lincoln County, Nevada, as  
 16 said lots and block are platted and described  
 17 on the Official Plat of said town of Pioche,  
 18 now on file and of record in the Office of the  
 19 County Recorder of said Lincoln County,  
 20 Nevada, more particularly described as  
 21 follows:

PARCEL 1

22 All of Lot No. 1 in Block Numbered 18. All  
 23 that portion of the unnumbered lots in Block  
 24 18 lying adjacent to the rear of Lot No. 1 in  
 25 Block 18 lying south of the north line of said  
 26 Lot No. 1 projected to intersection of said  
 27 line with Cornwall Row.

28 ASSESSOR'S PARCEL NUMBER FOR 1996 - 1997:  
 01-101-14

PARCEL 2

A strip of ground 2.3 feet wide on the south  
 side of Pioche Club Building and extending  
 back 123.5 feet from Main Street, commonly  
 known as an alley between Block 18 and Block  
 19 on the South Side of Main Street as the  
 same is delineated on the official map of  
 Pioche.

ASSESSOR'S PARCEL NUMBER FOR 1996 - 1997:  
 01-101-15

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**PARCEL 3**

Lots 1, 2, 3, and 4 in Block 19 on Main Street in the Town of Pioche, and a plot of ground, commonly known as Lot 70 directly in the rear of Lot 3, and having a dimension of 27.3 feet across the rear of Lot 3 by 55 feet in depth on a projected line of the South Line of said Lot 3; and commonly known as Lot 71 in the rear of Lots 1 and 2 having for its dimensions 35.2 feet across the rear of said Lots 1 and 2 with 55 feet depth on the South side and 42 feet on the North side as designated upon the Plat of said Town of Pioche. Said Lot designated on original plat of said Town as the Pryor Lot, being in the rear of Lots numbered 1, 2, 3, and 4 in Block 19, and extending back to Cornwall Row, as described in original deed from Judge Mortimer Fuller to Mrs. Margaret Grambs (along with Lot No. 4) by deed recorded in Book M of Real Estate Deeds at page 605.

ASSESSOR'S PARCEL NUMBER FOR 1996 - 1997:  
01-103-01

**PARCEL 4**

The South 16 feet of Lot 43 and all of Lot forty-one (41) and forty-two (42) in block twenty (20) situate in the Town of Pioche.

ASSESSOR'S PARCEL NUMBER FOR 1996 - 1997:  
01-102-13

**PARCEL 5**

Lot 40 in Block 20 of the Town of Pioche and the land described as the Lot in the rear of Lot 42 in Block 20 of the Town of Pioche, Lincoln County, Nevada, in the Sheriff's deed, Chas. Culverwell, Sheriff, grantor to B. Cohen, grantee, dated July 28, 1934, and recorded August 6, 1934, in Book D-1 at page 392 of Deeds in the Office of the County Recorder of Lincoln County, Nevada; and shown as Lots 73, 74, 75 and 76 in Block 20, of the Town of Pioche, in the recorded plat thereof on file in the Office of the County Recorder of Lincoln County and bounded and described as follows, to-wit:

1 Beginning at the Southeast corner of Lot 76,  
2 in Block 20, of the Town of Pioche, and  
3 running thence 100 feet along the Easterly  
4 Lines of Lots 76, 75, 74 and 73, to the  
5 Northeast corner of Lot 73, thence 50 feet  
6 Northwesterly along the North Line of Lot 73;  
7 thence 100 feet Southeasterly along the West  
8 lines of Lots 73, 74, 75 and 76; thence 50  
9 feet along the South line of Lot 76 to the  
10 place of beginning.

11 ASSESSOR'S PARCEL NUMBER FOR 1996 - 1997:  
12 01-102-17

13 is good and marketable title against the claims or purported  
14 claims of Defendants JOHN S. MCGIMSEY, Administrator, of the  
15 ESTATE OF LEO E. THURMAN, aka SLIM THURMAN, deceased; RALPH  
16 THURMAN, an individual; DAVID E. THURMAN, an individual; GEORGIA  
17 THURMAN, aka GEORGIA CRISP, an individual; EARL CHARLES BAKER and  
18 MARY C. BAKER, husband and wife; MARGARET CONNOR, Administratrix  
19 of the Estate of RAYMOND B. FREE, deceased; ANGE D. FREE, an  
20 individual; KAREN KOSTER, an individual; DIANE FREE, an  
21 individual; SUSAN FREE, an individual; TERRY PETROS, an  
22 individual; LINDA (ABRAMS-BROWN) HANEY, an individual; DOES I-X  
23 together with any and all unknown spouses heirs, devisees,  
24 grantees, assignees, lien claimants, creditors, trustees, or other  
25 persons claiming by or through, under or against, any known or  
26 unknown person claiming any estate, right, title, interest or lien  
27 or cloud upon the title in and to said real property;

28 IT IS FURTHER ORDERED, ADJUDGED AND DECREED that  
the Deed of Trust recorded at Book 9, Pages 423-424, File 54045,  
the Deed of Trust recorded at Book 9, Pages 535-536, File No.  
54156, and the Assignment recorded at Book 66, Pages 45-47, File  
82857, are expunged from the official records of the Lincoln  
County Recorder;

1 IT IS FURTHER ORDERED, ADJUDGED AND DECREED that  
2 all costs are taxed against Plaintiff.

3 DATED this 13<sup>th</sup> day of March, 1998.  
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5  
6 s/ Dan L. Papez  
7 DISTRICT COURT JUDGE

8 Submitted By:  
9 MUSHKIN & HAFFER

10 By: Mark C. Hafer  
11 Mark C. Hafer, Esq.  
12 Nevada Bar #000117  
13 930 So. Third St., Ste. 300  
14 Las Vegas, Nevada 89101  
15 (702) 386-3999  
16 Attorneys for Plaintiff  
17 WILLIAM H. BROWN

18 This document to which this certificate is attached is a full, true and correct  
19 copy of the original, on file and of record in the County Clerk's Office, Potosi,  
20 Nevada.

21 In witness whereof, I have hereunto set my hand and affixed the Seal of the  
22 Seventh Judicial District Court in and for the County of Lincoln, State of  
23 Nevada, this 13<sup>th</sup> day of March 19 98

24 Cassie Hogan  
25 Clerk

26 Deputy Clerk

27 NO. 110669

28 FILED AND RECORDED AT REQUEST OF  
Mark Hafer  
Mar. 13, 1998

AT 30 MINUTES PAST 12 O'CLOCK

P. M. IN BOOK 133 OF OFFICIAL

RECORDS PAGE 256 LINCOLN

COUNTY, NEVADA

Mark C. Hafer  
COUNTY CLERK