AFFIDAVIT IN RE MAXINE QUINN, DECEASED

TERMINATION OF JOINT TENANCY (NRS 111.365)

STATE OF COLORDO COUNTY OF

JOSEPH R. QUINN, JR., being first duly sworn, deposes and says:

That affiant is the son of MAXINE QUINN, Deceased. That Decedent died on the 16+h day of 5xpt. certified copy of the Death Certificate is attached hereto as Exhibit "A".

That during the lifetime of said Decedent, certain real property was acquired in joint tenancy wherein JOSEPH QUINN and MAXINE QUINN were the Grantees. That under the laws of the State of Nevada, upon the death of MAXINE QUINN, the title and ownership of said real property became vested in JOSEPH QUINN as the surviving joint tenant. That said real property was acquired by a Deed dated the 10th day of June, 1980, wherein KENNETH E. WADSWORTH and JERALDINE WADSWORTH were the Grantors, and JOSEPH QUINN and MAXINE QUINN were the Grantees.

That said Deed was recorded in Book 39, Page 65, Lincoln County Records.

That the real property conveyed therein, in joint tenancy, is more particularly described as follows, to-wit:

> Commencing at the No. quarter corner (1/4) of section 32 T. 6S R. 61 E., M.D.M. Thence So. 30' 13" E., a distance of 359.61 ft. to a point. Thence So. 88°29'47" West a distance of 30.00 ft. to a point. Thence No. 38°30'47" West a distance of 37.21 ft. to a point. Thence So. 51°29'13" West a distance of 77.51 ft. to the true point of beginning. Thence No. 32°12'18" West a distance of 410.48 ft. to a point. Thence around the arc of a curve in a southerly direction, having a radius of 55' and an angle 90°, a distance of 86.39 ft. to a point. Thence So. 51°29'13" 86.39 ft. to a point. Thence So. 51°29'13" distance of 85.10 ft. to a point. Thence around the arc of a curve in an Easterly direction, having a radius of 25.00 ft. and an angle of 90° a distance of 39.27 ft. to a point. Thence So. 38°30'47" East a

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distance of 328.00 ft. to a point. Thence No. 51°29' 13" East a distance of 120.00 ft. to the true point of beginning.

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Containing a 1976 14 ft. by 70 ft. Broadmore Mobile Home and two (2) metal buildings.

That by reason of the foregoing, affiant hereby declares that the title and interest of MAXINE QUINN, Deceased in the abovedescribed real property has vested in JOSEPH QUINN, in fee simple, and that JOSEPH QUINN is the sole and absolute owner thereof, together with the tenements, hereditaments, and appurtenances, thereunto belonging or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

JOSEPH R. QUINN, JR.

Subscribed and sworn to before me

this 31d day of

NOTARY PUBLIC

MON 143 PAGE 263

	STATE OF UTAH - DEPARTMENT OF HEALTH CERTIFICATE OF DEATH STATE FLE NUMBER	
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	· P.C. Mc Mahill M. 169890 97/17/98	
	Dr. Philip C. McMahill, M.D. 544 South 400 East St. George, Dran 64770	
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This is	to certify that this is a five copy of the certificate on file in this office. This certified copy is issued uthority of section 26-2-22 of the Utah Code Annotated, 1953 As Amended.	

NO. 113194
FILED AND RECONCED AT REQUEST OF GARY FAIRMAN AUGUST 10, 1999 AT 01 MINUTES PAST 2 G'CLOCK PM IN BOOK 143 OF OFFICIAL

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