

1 Case No. 91-01786A

2 Dept. No. I

REC'D & FILED

'93 FEB -8 AM:11

KIYOSHI NISHIKAWA
CLERK

D. RODARTE

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6 IN THE FIRST JUDICIAL DISTRICT COURT OF THE STATE OF NEVADA
7 IN AND FOR CARSON CITY

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* * * *

9 IN THE MATTER OF THE
10 NONTESTAMENTARY TRUST

ORDER APPROVING
SALE OF REAL PROPERTY

11

OF

12

STEPHEN WARREN SMITH
also known as STEPHEN W.
SMITH, STEPHEN WARREN SMITH,
SR., STEVEN W. SMITH, and
STEVE SMITH,

14

Deceased.

15

16 The Petition of LEONARD M. FAIKE and JULIAN C. SMITH, JR., Co-
17 Trustees of the Julian C. Smith Trust #2, praying for approval of
18 the sale of that certain parcel of real property and improvements
19 thereon, located in Douglas County, State of Nevada, more
20 particularly described as:

21

Parcel 1 as set forth on the Parcel Map for
JOHN and ZELL DICKENSON, located in the
22 Northeast 1/4 of the Northwest 1/4 of Section
34, Township 14 North, Range 20 East,
23 M.D.B.&M., recorded January 11, 1979, Book
179, Page 537, Document No. 28899, Official
24 Records of Douglas County, State of Nevada.
APN 21-160-22

25

more commonly known as 2793 Gordon Avenue, to DENNIS P. GRIDER and
26 GLENDA J. GRIDER, came before the Court at a duly scheduled hearing
27 on February 8, 1993, in the above entitled court. After
28

28

LAW OFFICE OF
WAYNE S. CHIMARUSTI
300 WEST SECOND STREET
CARSON CITY, NEVADA 89703
(702) 885-9066

1 considering the Petition, the law, and the evidence,

2 THE COURT HEREBY FINDS THAT:

3 1. Due notice of the hearing on the Petition was given to all
4 persons entitled thereto as required by law.

5 2. That the sale of the subject property to DENNIS B. GRIDER
6 and GLENDA J. GRIDER for the purchase price of \$280,000 upon the
7 terms and conditions set forth in the Residential Purchase
8 Agreement and Deposit Receipt dated January 26, 1993, and the
9 Addendum thereto, is reasonable and in the best interests of the
10 Trust.

11 3. Payment of commission of 6% of the sales price, \$16,800,
12 to Julie Ann Bolt of Re/Max Realty Affiliates, one half at close of
13 escrow and one half at the time that Buyers make the principal
14 reduction payment with interest thereon at 8% per annum all as set
15 forth in paragraph IV of the Petition, is reasonable. Based upon
16 the above findings, and Good Cause Appearing

17 IT IS HEREBY ORDERED

18 1. That the sale of the subject property to DENNIS B. GRIDER
19 and GLENDA J. GRIDER, upon the terms and conditions set forth in
20 the above referenced Agreement and Addendum thereto, is hereby
21 approved.

22 2. Payment of closing costs and escrow fees such as
23 Petitioners deem reasonable and necessary be paid to Marquis
24 Escrow, Inc., is also approved.

25 DATED this 8 day of February, 1993

26 Theresa W. [Signature]
27 DISTRICT JUDGE

28

LAW OFFICE OF
WAYNE S. CHIMARUSTI
300 WEST SECOND STREET
CARSON CITY, NEVADA 89703
(702) 885-9066

COPY

REQUESTED BY
Northern Nevada Title Company
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

93 FEB 12 P3:37

SUZANNE BEAUDREAU
RECORDER

299574

\$ 7.00 PAID KA DEPUTY

BOOK 293 PAGE 2274

CERTIFIED COPY

The document to which this is attached is a true and correct copy of the original file and of record in my office.

SEAL

Date: FEB 11, 1993
I, Wendy W. Wynn, Clerk of the District Court, First Judicial District Court, and the State of Nevada, do and for Carson City.

By Wendy Wynn Deputy