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Assessor's Parcel Number: (PTK) 1319-30-722-007

Recording Requested By:

✓ Name: Kathleen Hafner

Address: 2760 Lemon Dr.

City/State/Zip Simi Valley, CA 93063

Real Property Transfer Tax: 0.00

REQUESTED BY  
Kathleen Hafner  
IN OFFICIAL RECORDS OF  
DOUGLAS CO., NEVADA

2003 NOV 12 PM 12:13

WERNER CHRISTEN  
RECORDER

\$18<sup>50</sup> PAID KJ DEPUTY

Order Setting Aside Estate without  
(Title of Document) Administration

This page added to provide additional information required by NRS 111.312 Sections 1-2. (Additional recording fee applies)

*This cover page must be typed or legibly hand printed.*

C:\bc docs\Cover page for recording

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13 STORE

OAJ

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MAR 28 2003

DOUGLAS COUNTY  
DISTRICT COURT CLERK

2003 APR 30 PM 2:12

BARBARA REED  
CLERK

BY *[Signature]* DEPUTY

DISTRICT COURT

DOUGLAS COUNTY, NEVADA

In the Matter of the Estate of

**EUNICE E. BYRNES**

Deceased.

CASE NO. P 03PB0034  
II

**ORDER SETTING ASIDE ESTATE  
WITHOUT ADMINISTRATION**

It appearing to the satisfaction of the Court that a verified Petition to set aside the Nevada Estate of the above-named Decedent without administration has been filed, and that notice of the time and place of the hearing thereon has been duly given in the manner required by law, and that no one has objected or presented any reason why said Petition should not be granted;

The Court finds that the gross value of the Nevada Estate of the Decedent does not exceed Fifty Thousand Dollars (\$50,000.00), and that the Decedent left no debts in the State of Nevada nor any other debts that need to be satisfied out of the property of Decedent situate in the State of Nevada; and that this is a proper case for the real property of the Decedent to be set aside to Decedent's surviving children, **KATHLEEN M. HAFNER, WALTER BYRNES, NANCY KYLE** and **JUDITH HOGTUN** pursuant to *NRS* §134.100.

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1 The property of the Nevada Estate which is hereby set aside to the afore  
2 named persons consists of the real property located in the County of Douglas,  
3 State of Nevada more particularly described as follows:

4 a. Timeshare Estate - Lot 32 of Tahoe Village Unit No.  
5 Legally described as: See Attached Exhibit "A" incorporated herein  
6 by reference.

7 **IT IS FURTHER ORDERED, ADJUDGED, AND DECREED** that said Estate  
8 not be further administered upon.

9 DATED this 28 day of April, 2003  
10 H. Michael J. Gillin  
11 DISTRICT JUDGE

12 Submitted By:

13 Kathleen M. Hafner  
14 KATHLEEN M. HAFNER  
15 2760 Lemon Drive  
16 Simi Valley, California 93063  
17 (818) 783-6112  
18 Petitioner In Proper Person

23 **CERTIFIED COPY**

24 The document to which this certificate is attached is a  
25 full, true and correct copy of the original on file and of  
26 record in my office.

27 DATE: 5/22/03  
28 B. Reed Clerk of the Judicial District Court  
of the State of Nevada, in and for the County of Douglas,  
By D. Dryden Deputy  
SEAL

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**EXHIBIT A**

**Timeshare Estate comprised of:**

**Parcel One:**

**An undivided 1/51<sup>st</sup> interest in and to that certain condominium described as follows:**

- (a) An undivided 1/20<sup>th</sup> interest, as tenants-in-common, in and to Lot 32 of Tahoe Village Unit No. 3, Fifth-Amended Map, recorded October 29, 1981, as Document No. 61612 as corrected by Certificate of Amendment recorded November 23, 1981 as Document No. 62661, all of Official Records Douglas County, State of Nevada. Except therefrom units 101 to 120 Amended Map and as corrected by said Certificate of Amendment.**
- (b) Unit No. 107 as shown and defined on said last mentioned map and as corrected by said Certificate of Amendment.**

**Parcel Two:**

**A non-exclusive right to use the real property known as Parcel "A" on the Official Map of Tahoe Village Unit No. 3, recorded January 22, 1973, as Document No. 63805, records of said county and state, for all those purposes provided for in the Declaration of Covenants, Conditions and Restrictions recorded January 11, 1973, as Document No. 63681, in Book 173 Page 229 of Official Records and in the modifications thereof recorded September 28, 1973 as Document No. 69063 in Book 973 Page 812 of Official Records and recorded July 2, 1976 as Document No. 1472 in Book 776 Page 87 of Official Records.**

**Parcel Three:**

**A non-exclusive easement for ingress and egress and recreational purposes and for use and enjoyment and incidental purposes over, on and through Lots 29, 39, 40 and 41 as shown on said Tahoe Village Unit No. 3, Fifth Amended Map and as corrected by said Certificate of Amendment.**

**Parcel Four:**

- (a) A non-exclusive easement for roadway and public utility purposes as granted to Harich Tahoe Developments in deed re-recorded December 8, 1981 as Document No. 63026, being over a portion of Parcel 26-A (described in Document no. 01112 recorded June 17, 1976) in Section 30, Township 13 North, Range 19 East, M.D.M., -and-**
- (b) An easement for ingress, egress and public utility purposes, 32' wide, the centerline of which is shown and described on the 5<sup>th</sup> amended map of Tahoe Village No. 3, recorded October 29, 1981 as Document No. 61612 and amended by Certificate of Amendment recorded November 23, 1981 as Document No. 62661, Official Records, Douglas County, State of Nevada.**

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**Parcel Five:**

The exclusive right to use said UNIT and the Non-exclusive right to use the real property referred to in subparagraph (a) of Parcel One and Parcels Two, Three and Four above during ONE "use week" within the WINTER "use season", as said quoted terms are defined in the Declaration of Restrictions, recorded January 11, 1982 as Document No. 63825 of said Official Records.

The above described exclusive and non-exclusive rights may be applied to any available unit in the project, during said use week within said season.

Subject To: Any and all matters of record, including taxes, assessments, easements, oil and mineral reservations and leases, if any, rights, rights of way, covenants and agreements and conditions, covenants and restrictions, including, but not limited to, that certain Declaration of Time Share Covenants, Conditions and Restrictions. Recorded January 11, 1982 as Document No. 63825 of Official Records of said County, which last mentioned instrument is incorporated by reference herein with the same force and effect as though fully set forth at length.

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