

Assessor's Parcel Number: 1420-33-213-021

Recording Requested By:

Name: Gene M Kaufmann

Address: 1650 N. Lucerne

City/State/Zip Minden, NV 89423

Real Property Transfer Tax: _____

REQUESTED BY
Gene M Kaufmann
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2003 NOV 17 PM 1:51

WERNER CHRISTEN
RECORDER

\$ 16⁰⁰ PAID 75 DEPUTY

Order Setting Aside Homestead and
(Title of Document)
Reminder of Estate

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

0596975

BK1103PG07323

FILED

1 CASE NO. 03-PB-0093
2 DEPT. NO. II

2003 NOV 17 PM 1:36

BANGORA REED
CLERK

BY Williams DEPUTY

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8 IN THE NINTH JUDICIAL DISTRICT COURT OF THE STATE OF NEVADA
9 IN AND FOR THE COUNTY OF DOUGLAS

10
11 IN THE MATTER OF THE ESTATE OF ORDER SETTING ASIDE
12 HOMESTEAD AND REMAINDER
OF ESTATE
13 LEROY ALLEN KUSLER,
14 Deceased.

15 THIS MATTER came on regularly for hearing before the
16 undersigned District Judge on the 17th day of November 2003,
17 at the hour of 1:30 p.m. No objections having been raised
18 and other good cause appearing;

19 NOW THEREFORE, THE COURT FINDS that: (1) the Wildhorse
20 property described in the VERIFIED PETITION TO SET ASIDE
21 HOMESTEAD AND REMAINDER OF ESTATE is a homestead under NRS
22 115.005(2)(a); (2) said homestead is legally described as
23 follows:

24 LOT 32, IN BLOCK D, AS SHOWN ON THE FINAL MAP OF
25 THE WILDHORSE SUBDIVISION, UNIT NO. 1, A PLANNED
26 UNIT DEVELOPMENT, FILED FOR RECORD IN THE OFFICE
27 OF THE COUNTY RECORDER OF DOUGLAS COUNTY, STATE OF
NEVADA, ON AUGUST 3, 1989, IN BOOK 889, AS PAGE
450, AS DOCUMENT NO. 207982.

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1 (3) said homestead was the community property of the
2 decedent, together with Administrator, DOROTHY L. KUSLER;
3 (4) following the death of LEROY ALLEN KUSLER, said
4 homestead vested absolutely in the sole name of DOROTHY L.
5 KUSLER; (5) the inventory and verified record of value
6 submitted by the Administrator shows that without the real
7 property, this estate is well below the \$50,000 threshold
8 for a set aside without administration.

9 WHEREFORE, IT IS HEREBY ORDERED that: (1) the real
10 property identified herein as the homestead and herein
11 before more particularly described, is hereby set aside
12 without administration and has vested absolutely in the sole
13 name of DOROTHY L. KUSLER pursuant to NRS 115.060(1)(b); (2)
14 the remainder of the estate is set aside without
15 administration in that the gross value of the estate less
16 encumbrances is less than \$50,000.00.

17
18 Dated: this 17 day of Nov., 2003

19
20 *Michael P. Gibbons*

21
22 THE HONORABLE MICHAEL GIBBONS
23 DISTRICT JUDGE

24 **SEAL** **CERTIFIED COPY**
25 The document to which this certificate is attached is a
26 full, true and correct copy of the original on file and of
27 record in my office.
28 DATE: NOV 17 2003
By [Signature] Deputy
of the State of Nevada, In and for the Judicial District Court
of the County of Douglas.

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