

22-
APN 1318-16-710-010

✓ WHEN RECORDED MAIL TO:
The Estate of Malcolm Robinson
a.k.a. Malcolm W. Robinson
c/o Dyer, Lawrence, Penrose,
Flaherty & Donaldson
2805 Mountain Street
Carson City, Nevada 89703

GRANTEE'S Address:
Surang K. Robinson
2740 Third Avenue
Sacramento, CA 95818-2706

REQUESTED BY
Dyer Lawrence et al
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2004 JAN -8 PM 2:46

WERNER CHRISTEN
RECORDER

22⁰⁰ PAID *K2* DEPUTY

R.P.T.T. \$

#5

EXECUTRIX'S GRANT DEED

THIS DEED, made this 29th day of December, 2003, by and between Malcolm Robinson a.k.a. Malcolm W. Robinson, deceased, through his duly appointed Executrix, SURANG K. ROBINSON, hereinafter referred to as Grantor, and SURANG K. ROBINSON, as her sole and separate property, hereinafter referred to as Grantee.

WHEREAS, Malcolm Robinson a.k.a. Malcolm W. Robinson, deceased, is the owner of all that certain parcel of real property located in Zephyr Cove, Douglas County, State of Nevada, as more particularly hereinafter described; and

WHEREAS, on July 1, 2003, SURANG K. ROBINSON was duly appointed the Executrix of the Estate of Malcolm Robinson a.k.a. Malcolm W. Robinson, deceased, by the Ninth Judicial District Court of the State of Nevada, in and for the County of Douglas, in Case No. 03-PB-0035; and

WHEREAS, on December 23, 2003, the Ninth Judicial District Court of the State of Nevada, in and for the County of Douglas, entered a Decree of Distribution, wherein said

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property was ordered transferred to Surang K. Robinson. A certified copy of the Court's Order is attached hereto as Exhibit "1".

NOW THEREFORE, the Grantor for good and valuable consideration the receipt whereof is hereby acknowledged, does by these presents grant and transfer unto the Grantee and to Grantee's heirs, successors and assigns forever, all that certain lot, piece, or parcel of land situate, lying and being in Zephyr Cove, Douglas County, State of Nevada, and more particularly described as follows:

APN 1318-16-710-010

All that certain real property, comprising the northeasterly portion of Lot 97 in the Elks Subdivision, County of Douglas, State of Nevada, and bounded and described as follows, to wit:

Beginning at the most easterly corner of Lot 97 of the Elks Subdivision as the same is shown on that certain map of "Second Amended Plat of the Elks Subdivision, Lake Tahoe, Nevada", filed in the office of the County Recorder of Douglas County, Nevada, on the 5th day of June, 1952, and running thence S. 38°58'50" W., along the southeasterly line of said Lot 97, a distance of 21.34 feet; Thence from a tangent whose bearing is S. 38°58'50" W., curving to the right with a radius of 260.57 feet, through a central angle of 4°06'11", for an arc distance of 18.66 feet; Thence N. 35°18'55" W., a distance of 29.67 feet; Thence N. 42°21'40" E., a distance of 3.34 feet; Thence N. 31°54'16" W., a distance of 50.76 feet; Thence No. 51°01'10" W., a distance of 29.88 feet; to a point on the shore line of Lake Tahoe; Thence N. 47°52'47" E., along the shore line of Lake Tahoe, a distance of 12.145 feet; Thence S. 51°01'10" E., along the northeasterly line of said Lot 97, a distance of 105.00 feet, to the point of beginning.

Commonly known as 466 Lakeview Avenue, Zephyr Cove, Nevada 89448.

Pursuant to NRS 111.312, this legal description was previously recorded at Document No. 74589, Book 874, Page 99, on August 6, 1974.

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TOGETHER WITH the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues, and profits thereof.

TO HAVE AND TO HOLD the interest of the premises, together with the appurtenances, unto the said Grantees, and to Grantees' heirs, successors and assigns forever.

IN WITNESS WHEREOF, the Grantor has executed this conveyance the day and year first above written.

Surang K. Robinson

SURANG K. ROBINSON
Executrix of the Estate of Malcolm Robinson
a.k.a. Malcolm W. Robinson

STATE OF CALIFORNIA)
)ss:
COUNTY OF SACRAMENTO)

On the 29th day of December, 2003, personally appeared before me, a Notary Public, SURANG K. ROBINSON, personally known or proven to me to be the person whose name is subscribed to the above instrument, EXECUTRIX'S GRANT DEED, and who acknowledged that she executed the instrument.

B. D. et

NOTARY PUBLIC

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COPY

EXHIBIT 1

0601525

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FILED

1 Case No. 03-PB-0035

2 Dept. No. 1

2003 DEC 23 PM 1:37

HARRIS REED
CLERK
By G. Williams DEPUTY

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5
6 IN THE NINTH JUDICIAL DISTRICT COURT OF THE STATE OF NEVADA
7 IN AND FOR THE COUNTY OF DOUGLAS
8

9 In the Matter of the Estate of
10 MALCOLM ROBINSON,
11
12 Deceased.

**ORDER APPROVING FIRST AND FINAL
ACCOUNT AND REPORT OF
EXECUTRIX; ORDER APPROVING
ATTORNEYS FEES AND COSTS; and
DECREE OF FINAL DISTRIBUTION**

13 _____ /
14 Surang K. Robinson, Executrix of the Estate of Malcolm Robinson a.k.a. Malcolm
15 W. Robinson, filed on December 5, 2003, a First and Final Account and Report of
16 Executrix; Petition for Settlement of First and Final Account and Report; Petition for
17 Allowance of Attorneys' Fees and Costs; and Petition for Final Distribution (hereinafter the
18 "Petition").

19 This matter came on regularly for hearing on December 23, 2003. The Court,
20 having considered the merits of the facts set forth in the Petition, hereby finds:

- 21 1. Malcolm Robinson died on March 15, 2003. At the time of his death, he was
- 22 a resident of, and owned real and personal property in the State of Nevada.
- 23 2. A copy of the Last Will and Testament of Malcolm Robinson was admitted
- 24 to probate on July 1, 2003. Surang K. Robinson was appointed Executrix and Letters
- 25 Testamentary were issued to Surang K. Robinson on July 1, 2003.
- 26 3. Notice to creditors was given in accordance with NRS Chapter 155. No
- 27 creditors' claims were filed against the Estate.
- 28 4. No property of the Estate was sold.

Dyer, Lawrence, Penrose, Flaherty & Donaldson
2805 North Mountain Street
Carson City, Nevada 89703
(775) 885-1896

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Dyer, Lawrence, Penrose, Flaherty & Donaldson
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1 5. No federal estate taxes are owed on this Estate, however a Form 706
2 Federal Estate Tax Return is required to be filed with the Internal Revenue Service. A
3 1041 form tax return for the Estate will be filed if required. The Estate is in a condition to
4 be settled.

5 6. An Inventory and Appraisalment and Record of Value was filed on September
6 30, 2003. A First and Final Account and Report of the Executrix was filed on December
7 5, 2003.

8 7. The law firm of Dyer, Lawrence, Penrose, Flaherty & Donaldson has
9 expended attorneys' fees and costs in the amount of \$15,582.31, which represents fees
10 in the amount of \$14,647.50 and costs in the amount of \$934.81 through November 26,
11 2003. Additional attorneys' fees and costs will accrue prior to the finalization of the Estate.
12 The Court hereby approves the payment of attorneys' fees and costs in the amount of
13 \$15,582.31 to Dyer, Lawrence, Penrose, Flaherty & Donaldson. Further, the Court
14 approves any additional reasonable fees and costs expended by Dyer, Lawrence,
15 Penrose, Flaherty & Donaldson in order to finalize the Estate.

16 8. Notice of this hearing has been given in accordance with NRS Chapter 155.

17 9. After allowance and payment of the aforementioned costs, this Estate will be
18 in a condition to be finally settled and distributed to the beneficiaries named in the Will and
19 as set forth in the Petition.

20 THEREFORE, IT IS ORDERED, ADJUDGED AND DECREED:

21 1. That the First and Final Account and Report of the Executrix regarding the
22 Estate of Malcolm Robinson a.k.a. Malcolm W. Robinson is hereby approved, allowed and
23 settled.

24 2. That all actions taken by the Executrix in connection with the administration
25 of the Estate as set forth in the First and Final Account and Report of the Executrix filed
26 on December 5, 2003, are hereby ratified and approved.

27 3. That the Executrix is hereby authorized and directed to pay to the law offices
28 of Dyer, Lawrence, Penrose, Flaherty & Donaldson out of the funds of the Estate, fees and

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1 costs in the amount of \$15,582.31. The Executrix is further authorized and directed to pay
2 to the law offices of Dyer, Lawrence, Penrose, Flaherty & Donaldson any additional
3 reasonable fees and costs expended in order to finalize the Estate.

4 4. That the Executrix is hereby authorized and directed to distribute, after
5 payment of legal fees and costs, all the remainder of the decedent's Estate, together with
6 any and all other property of the decedent hereinafter discovered, according to the terms
7 of the Will which are outlined in Schedule "A" attached to this Decree.

8 5. That the Executrix is hereby authorized and directed to execute and record
9 an Executor's Deed transferring the real property of the Decedent located at 466 Lakeview
10 Avenue, Zephyr Cove, Nevada 89440, APN 1318-16-710-010, to Surang K. Robinson
11 pursuant to the plan of distribution outlined in Schedule "A" attached to this Decree.

12 6. That upon compliance with the requirements set forth in this Order, after the
13 property of the Estate is distributed in accordance with the terms of the Will, and after a
14 Petition for a Decree of Discharge is filed with the Court, the Executrix, Surang K.
15 Robinson, upon entry of a Decree of Final Discharge shall be discharged from her duties
16 as Executrix.

17 DATED this 23 day of December, 2003.

18 
19 _____
20 DISTRICT JUDGE

21 SUBMITTED BY:

22 DYER, LAWRENCE, PENROSE,
23 FLAHERTY & DONALDSON

24 
25 SANDRA G. LAWRENCE
26 State Bar # 2737
27 Attorneys for Estate
28

SCHEDULE "A"

1
2 The Last Will and Testament of MALCOLM W. ROBINSON, a copy of which is on
3 file with the Court, in pertinent part, disposes of the Estate as follows:

4 SECOND: I give and bequeath to my wife, SURANG K.
5 ROBINSON, any and all of my jewelry, wearing apparel, books,
6 pictures, silverware, furniture, automobiles and any other articles of
7 personal and household use, equipment and ornaments, together with
8 policies of insurance thereon, provided she is living at the expiration
9 of thirty (30) days after my death. I my wife does not survive me or
10 dies within said thirty (30) day period, I give and bequeath such
11 property to the Trustee under a certain Deed of Trust heretofore this
12 day executed by me as Settlor and Surang K. Robinson and my wife's
13 brother-in-law, Dr. Tamnit Anusinha, as Trustees to be added to the
14 principal of such Trust as an integral part thereof.

15 THIRD: I give and devise to my wife, SURANG K.
16 ROBINSON, provided she is living at the expiration of thirty
17 (30) days after my death, all real property that I am the real or
18 equitable owner of at the time of my death.

19 FOURTH: I give and devise the residue of my estate,
20 real, personal and mixed of whatever nature and character the
21 same may be, and wheresoever situate, to the Trustees under
22 a certain Deed of Trust heretofore this day executed by me as
23 Settlor and Surang K. Robinson and Dr. Tamnit Anusinha, as
24 Trustees to be added to the principal of such Trust as an
25 integral part thereof and for allocation to Trust A and Trust B
26 as therein provided.
27
28

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1 **PLAN OF DISTRIBUTION**

2 That the names, ages, and residences of the heirs, devisees, and
3 legatees of the Decedent and there share of the estate are as follows:

4 <u>Name/Address</u>	<u>Relationship</u>	<u>Share</u>
5 1. Surang K. Robinson 2740 Third Avenue 6 Sacramento, CA 95818	Wife	100% of real property: 466 Lakeview Avenue Zephyr Cove, NV 89440 APN 1318-16-710-010
		100% jewelry, wearing 8 apparel, books, pictures, 9 silverware, furniture, 10 automobiles and any other 11 articles of personal and household use, equipment and ornaments.
12 2. Surang K. Robinson 2740 Third Avenue Sacramento, CA 95818	Trustee	Residue
13 Dr. Tamnit Anusinha 1102 Brookwood Rd. 14 Madison, WI 53711	Trustee	
15 Trustees of Deed of Trust 16 for Malcolm W. Robinson dated December 30, 1983		

22 **CERTIFIED COPY**

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

F:\cases\cases03\03078\pleading.probate\order.distribution.wpd

25 DATE: Dec 23, 2003 **SEAL**
26 B. Reed Clerk of the 5th Judicial District Court
of the State of Nevada, In and for the County of Douglas,

27 By [Signature] Deputy
28

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