

REQUESTED BY
Stewart Title of Douglas County
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2004 DEC 22 PM 12: 08

WERNER CHRISTEN
RECORDER

\$ 16.00 PAID AR DEPUTY

APN 1220-17-311-007

Recording Requested By:

Stewart Title of Douglas County

1650 N. Lucerne, Ste. 101

Minden, NV 89423

Order Confirming Sale of Real Property
(Title of Document)

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.

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1 Case No. 04-PB-0005

FILED

NO _____

2 Dept. No. I

2004 NOV 30 PM 1:38

BARBARA REED
CLERK
BY P. GREGORY DEPUTY

RECEIVED
NOV 30 2004
DOUGLAS COUNTY
DISTRICT COURT CLERK

6 IN THE NINTH JUDICIAL DISTRICT COURT OF THE STATE OF NEVADA

7 IN AND FOR DOUGLAS COUNTY

9 In the Matter of the Estate of

10 LAUREEN ESTELLE JOHNSON, aka
11 LAUREEN E. JOHNSON, aka
12 LAUREEN JOHNSON

ORDER CONFIRMING SALE OF
REAL PROPERTY

12 Deceased.

13 _____ /
14 The return and petition of PHILIP ELLIS, Executor of the Estate of
15 LAUREEN ESTELLE JOHNSON, Deceased, for confirmation of sale of the real
16 property hereinafter described, having come on regularly for hearing
17 before this Court on the 30th day of November, 2004, the Court after
18 examining the verified return and petition, and hearing evidence,
19 finds:

20 1. That due notice of the hearing of such return and petition
21 has been given as required by law and that all of the allegations of
22 said petition are true.

23 2. That said sales were legally made and fairly conducted; that
24 notice of the time, place and terms of the sales were waived by the
25 estate's sole beneficiaries as allowed by law.

26 3. That the appraisal of said property was waived by the
27 estate's sole beneficiaries as allowed by law and that the sum offered
28 represented the fair market value of the property sold.

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1 4. That the sale price is not disproportionate to the value of
2 the property sold and it does not appear that a sum exceeding such sale
3 price by at least \$5,000.00 may be obtained.

4 IT IS THEREFORE ORDERED that the sale so made of the real property
5 described below to Russell L. Johnson for the sum of Two Hundred
6 Thousand Dollars (\$200,000.00), and the same is hereby confirmed; that
7 a particular description of said real property is as follows:

8 The land referred to herein is situated in the
9 State of Nevada, County of Douglas, described as
follows:

10 Lot 4, Block B, as shown on the Official Map of
11 CHAMBERS FIELD SUBDIVISION, filed in the office of
the County Recorder of Douglas County, State of
12 Nevada, on January 9, 1979, as Document No. 28862.

13 Reserving therefrom: surface water rights as
14 conveyed in document recorded April 17, 1979, in
Book 479 of Official Records at Page 900, Douglas
County, Nevada, as Document No. 31619.

15 Assessors Parcel No. 1220-17-311-007.

16 IT IS FURTHER ORDERED that said Executor of the Estate of LAUREEN
17 ESTELLE JOHNSON, Deceased, is hereby authorized and directed to pay any
18 other necessary costs incident to such sale through a proper escrow
19 established for such purposes, and upon receipt of the purchase price
20 aforesaid through such escrow, said Executor is directed to execute
21 appropriate conveyances in the favor of said purchaser to be delivered
22 through such escrow.

23 DATED this 30 day of Nov, 2004.

24
25 **CERTIFIED COPY SEAL**

David R. Bramble

DISTRICT JUDGE

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

27 DATE: 11/30/04

Clerk of the District Court
of the State of Nevada, In and for the County of Douglas,

By *Dreyfus* Deputy

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