

Assessor's Parcel Number: 1220-22-410-006

Recording Requested By:

Name: Robert L. DeLett, Esq.

Address: 550 Hammill Lane

City/State/Zip Reno, NV 89511

Douglas County - NV
Werner Christen - Recorder
Page: 1 Of 4 Fee: 17.00
BK-0107 PG- 7177 REPT: 0.00



2302054-MK

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 or legibly hand printed.

RECEIVED

JAN 22 2007

FILED

1 Robert L. DeLett, Esq.
2 Nevada State Bar #3933
3 550 Hammill Lane
4 Reno, Nevada 89511
5 (775) 829-1980
6 Attorney for Personal Representative

DOUGLAS COUNTY
DISTRICT COURT CLERK

2007 JAN 22 PM 1:43

BARBARA J. GRIFFIN
CLERK

BY **J. THALER** DEPUTY

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

10 In the Matter of the Estate of
11 **MARJORIE ANN RIGGS,**
12 also known as
13 **MARJORIE A. RIGGS,**

Case No. 05-PB-0100
Dept. No. II

14 Deceased.

15 **ORDER CONFIRMING SALE OF REAL PROPERTY**

16 The Petition of MARJORIE LYNNE WEISSMANN, Administrator of the Estate of
17 MARJORIE ANN RIGGS, for confirmation of sale of the real property hereinafter
18 described, having come on regularly for hearing before this Court on January 22, 2007,
19 the Court after examining the verified Petition and reviewing the evidence finds that:

- 20 1. Due notice of the hearing of such Petition has been given as required by law
21 and that all of the allegations of said Petition are true;
- 22 2. Said sale was legally made and fairly conducted; that notice of the time,
23 place, and terms of the sale was given as prescribed by law;
- 24 3. That said property was appraised within one (1) year of said sale and that
25 the sum offered represented the fair market value of the property sold; and
- 26 4. That said sale price is not disproportionate to the value of the property sold
27 and it does not appear that a sum exceeding such sale price by at least FIVE PERCENT
28 (5%) may be obtained (NRS 148.270,2).



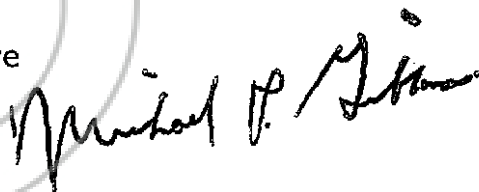
1 IT IS THEREFORE ORDERED, ADJUDGED AND DECREED that the sale so made
2 to WILLIAM G. ADDINGTON, III and CATHERINE W. ADDINGTON, of the real property
3 commonly referred to as 1386 Patricia Drive, Gardnerville, Nevada, which is more
4 particularly described in Exhibit "A" attached hereto, for the sum of \$267,000 in cash,
5 be, and the same is hereby confirmed.

6 IT IS FURTHER ORDERED that the Personal Administrator of the Estate of
7 MARJORIE ANN RIGGS, deceased, is hereby authorized and directed to pay the 6%
8 brokerage commission payable in connection with said sale, 3% payable to Re/Max
9 Realty Affiliates as the listing agent and 3% to Century 21 Clark Properties as the
10 selling broker, together with title insurance premium, 50% of the real property transfer
11 tax and other customary closing costs and prorations at the close of escrow, and upon
12 receipt of the purchase price aforesaid, said Personal Representative is directed to
13 execute appropriate conveyances in favor of said purchaser to be delivered through
14 such escrow.

15 IT IS SO ORDERED this 22 day of January, 2007.

16 Submitted by:

17 
18 Robert L. DeLett
19 Robert L. DeLett
20 Attorney for Personal Representative

21 

22 _____
23 DISTRICT JUDGE

1
2
3
4
5
6
7
8
9
10
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28

EXHIBIT "A"

All that lot, piece or parcel of land situate in the County of Douglas, State of Nevada, more particularly described as follows:

Lot 398, as shown on the map of GARDNERVILLE RANCHOS UNIT NO. 7, filed for record in the office of the County Recorder of Douglas County, Nevada, on March 27, 1974, in Book 374, Page 676, as Document No. 72456.

APN: 1220-22-410-006

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

SEAL

DATE: 1/22/07
Barbara J. Griffin, Clerk of the 9th Judicial District Court of the State of Nevada, In and for the County of Douglas,

By J. Thaler Deputy

