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A.P.N.: 1319-19-310-020

**Recording requested by and
When recorded mail to:**

Jeffrey K. Rahbeck, Esq
✓ P.O. Box 435
Zephyr Cove, NV 89448

Douglas County - NV
Werner Christen - Recorder
Page: 1 Of 6 Fee: 19.00
BK-0608 PG- 8052 RPTT: # 5



Mail Tax Statements to:

Stephen M. Atkinson
PO Box 613
Zephyr Cove, NV 89448

ADMINISTRATOR'S DEED

THIS INDENTURE, is made and entered into this 30th day of June, 2008, by and between STEPHEN M. ATKINSON, Administrator of the Estate of William D. Atkinson, Jr., as Grantor, and STEPHEN M. ATKINSON, as Grantee, as follows:

WITNESSETH:

WHEREAS, STEPHEN M. ATKINSON was appointed Administrator of the Estate of William D. Atkinson, Jr., on March 18, 2008; and

WHEREAS, the Ninth Judicial District Court of the State of Nevada, in and for the County of Douglas, entered its Order for Final Distribution and ordered that decedent's one-half interest in the hereinafter described real property be distributed to STEPHEN M. ATKINSON pursuant to the Order for Final Distribution (attached hereto as Exhibit "A");

NOW, THEREFORE, for valuable consideration, STEPHEN M. ATKINSON, as Administrator of the Estate of William D. Atkinson, Jr., Grantor, does hereby grant, bargain and convey to STEPHEN M. ATKINSON, Grantee, the decedent's one-half ownership interest in that certain piece and parcel of real property situate in the County of Douglas, State of Nevada, and more particularly described on Exhibit "B", attached hereto.

TOGETHER WITH the tenements, hereditaments and appurtenances thereunto belonging or anyway appertaining, and the reversion, remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD the said premises, together with the appurtenances, unto the said Grantee.

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

ESTATE OF WILLIAM D. ATKINSON, JR.

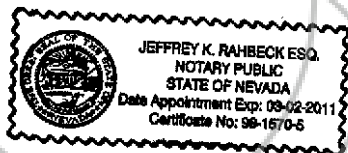
By: 
Stephen M. Atkinson, Administrator

ACKNOWLEDGEMENT

STATE OF Nevada)
COUNTY OF Douglas) ss.

On the 30th day of June, 2008, personally appeared before me, a Notary Public, in and for said County and State, STEPHEN M. ATKINSON, known to me to be the person described in and who executed the foregoing instrument, who acknowledged to me that he executed the same, freely and voluntarily and for the uses and purposes therein mentioned.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed my official seal in the County and State above-named, the day and year in this certificate first above written.



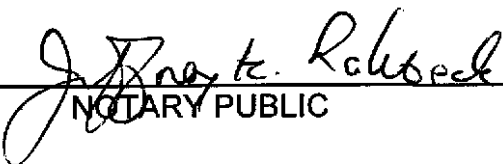

NOTARY PUBLIC



Exhibit "A"

FILED

RECEIVED

JUN 30 2008
DOUGLAS COUNTY
DISTRICT COURT CLERK

1 Case No. 08-PB-00020-DC
2 Dept. 1

2008 JUN 30 PM 1:34
BARBARA J. GRIFFIN
CLERK
BY P. GREEN DEPUTY

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

10 In Re The Estate Of:

11 WILLIAM D. ATKINSON, JR.,

13 Deceased.

**ORDER FOR FINAL
DISTRIBUTION
AND DISCHARGE**

16 BE IT REMEMBERED that the *Petition for Final Distribution and Discharge on Waiver*
17 *of Accounting* came on regularly for hearing before the above entitled court on the 30th day of
18 June, 2008, and good cause appearing therefor the court finds and orders as follows:

- 19 1. Notice of the Hearing on the Petition has been regularly given in the manner
- 20 required by law.
- 21 2. That all allegations of the Petition are true and correct.
- 22 3. That William D. Atkinson, Jr., passed away on January 15, 2008 and left an estate
- 23 consisting of both real and personal property located within the State of Nevada, which is more
- 24 particularly described on the Record of Value on file herein.
- 25 4. That the Notice to Creditors has been duly given and the time for filing creditor's
- 26 claims has expired. No creditor's claims have been filed or presented. All debts of the estate
- 27 have been paid.

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1 5. That Petitioner and his brothers, William R. Atkinson and Franklyn M. Atkinson,
2 are the sole heirs of the decedent and have waived the requirements of an accounting in this
3 matter.

4 6. Petitioner and his brothers have entered into an agreement whereby Petitioner is to
5 receive the real property and in exchange therefore is to give a personal unsecured Promissory
6 Note to his brothers, each in the sum of \$38,666.67.

7 7. Based upon the foregoing findings and good cause appearing therefore,
8 distribution shall be ordered as specified below:

9 (a) The *Petition for Final Distribution* is hereby confirmed, approved and
10 ratified in all particulars.

11 (b) All acts and transactions of the Administrator relating to the matter set
12 forth in the *Petition* are confirmed and approved.

13 (c) Petitioner is directed to pay to Jeffrey K. Rahbeck, Esq., the sum of
14 \$1,500.00 as and for his fees in handling this estate, plus the reimbursement of his costs in the
15 sum of \$485.83.

16 (d) Petitioner/Administrator is ordered and directed to distribute the estate of
17 the decedent in the hands of Petitioner as follows:

18 (i) Decedent's one-half interest in the real property and improvements,
19 being Douglas County Assessor's Parcel No. 1319-19-310-020 to Petitioner Stephen M.
20 Atkinson. Stephen M. Atkinson is directed to issue and execute an unsecured Promissory Note
21 to each of his brothers in the sum of \$38,666.67, which notes are unsecured and will not be
22 secured by the above described real property.

23 (ii) The balance of the estate in the hands of Petitioner, together with
24 any other property of the estate of decedent not now known or discovered, that may belong to the
25 estate, for which the estate or decedent may have some interest, shall be distributed equally to
26 Stephen M. Atkinson, William R. Atkinson and Franklyn M. Atkinson, or to the survivors.

27 Dated: This 30 day of June, 2008

28 
DISTRICT COURT JUDGE

By _____
Deputy



COPY

SEAL

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.

DATE: 6/30/08

Barbara J. Griffin, Clerk of the 9th Judicial District Court of the State of Nevada, in and for the County of Douglas,

By [Signature] Deputy



EXHIBIT "B"

Lot 2, Block 4, as shown on the map of Kingsbury Estates No. 1, filed in the office of the County Recorder on September 26, 1960 in Book 1 of Maps, as Document No. 16645, Official Records of Douglas County, State of Nevada.

APN: 1319-19-310-020

