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DOC # 0736361

01/23/2009 02:14 PM Deputy: GB

OFFICIAL RECORD

Requested By:

ROWE & HALES

**RECORDING REQUESTED BY AND MAIL TO:**

FOR REC

James R. Hales, Esq.  
1638 Esmeralda Avenue  
Minden, NV 89423  
(775)782-8141

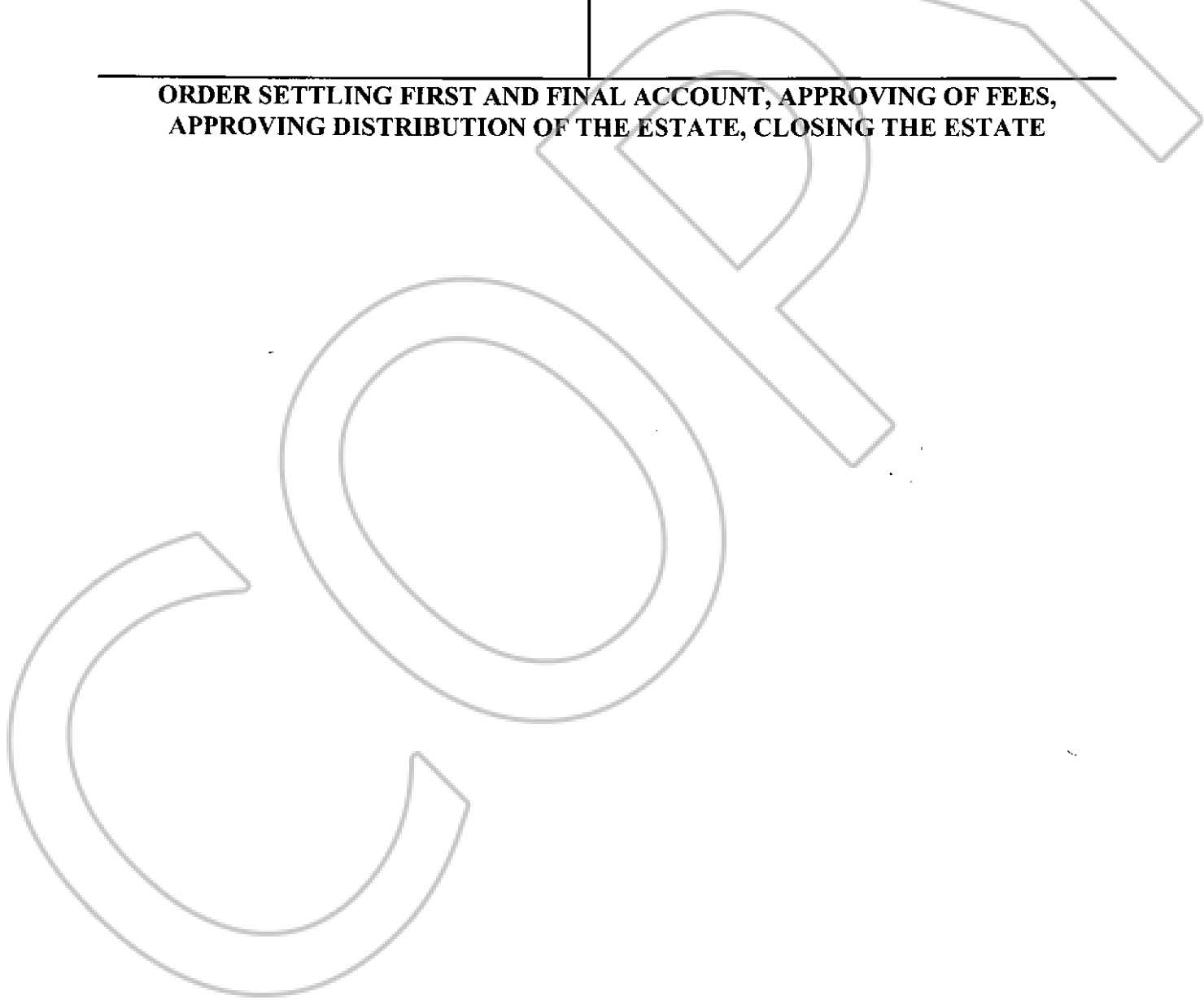
Douglas County - NV  
Karen Ellison - Recorder

Page: 1 of 5 Fee: 18.00

BK-0109 PG- 4831 RPTT: 0.00



**ORDER SETTLING FIRST AND FINAL ACCOUNT, APPROVING OF FEES,  
APPROVING DISTRIBUTION OF THE ESTATE, CLOSING THE ESTATE**



FILED

1 CASE NO. 08-PB-0085

2 DEPT. NO. II

2008 NOV 10 PM 2:07

TED THUAN  
CLERK

BY LEL CHAPPELL DEPUTY

RECEIVED

NOV 10 2008

DOUGLAS COUNTY  
DISTRICT COURT CLERK

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

8 IN AND FOR THE COUNTY OF DOUGLAS

9 In the Matter of the Estate of:

10 DENNIS LEE HECKERSON

12 Deceased.

**ORDER SETTTLING FIRST AND FINAL  
ACCOUNT, APPROVING OF FEES,  
APPROVING DISTRIBUTION OF THE  
ESTATE, CLOSING THE ESTATE**

14 This matter came on for hearing this 10<sup>th</sup> day of November, 2008. Present in court was  
15 James R. Hales, Personal Representative of this estate. This Court, having been fully advised in this  
16 matter hereby finds and orders as follows:

18 1. Dennis Lee Heckerson (hereafter "Decedent") died on the 6th day of April, 2007.  
19 At the time of his death, Decedent was a resident of the state of California.

20 2. Decedent left a Last Will and Testament, the original of which was filed with the  
21 Clerk of the Court in Butte County, California, which was proved to be the Last Will and Testament  
22 of Dennis Lee Heckerson.

23 3. Letters of Administration with Will Annexed were issued by the Superior Court of  
24 California for the County of Butte, appointing the Decedent's children, Warren Heckerson and Denise  
25 Sheldon as Administrators with Will Annexed.  
26

27 ///

28 ///



BK- 0109  
PG- 4832

1           4.       This ancillary proceeding was opened to probate certain real property located in  
2 Douglas County, Nevada, at 289 Quaking Aspen Lane, #B, Stateline, with APN of 1319-30-532-013.  
3 The former APN was 42-020-11. The legal description for this property is as follows:

4                       Lot 7B as shown on the Second Amended Map of Tahoe Village,  
5                       No. 3, recorded November 29, 1977, as Document No. 15433,  
6                       Douglas County, Nevada.

7           5.       Pursuant to NRS 138-045 Decedent's children nominated James R. Hales to serve  
8 as the Personal Representative of this ancillary estate. Letters Testamentary were issued to James R.  
9 Hales on August 11, 2008 by this Court. No bond was required.

10           6.       Appraiser Kay Mathews was retained to appraise the home, and determined the total  
11 value to be \$230,000. At the date of death, over \$53,000 was owed on a loan securing the home.  
12 Thus the value of the estate is less than \$200,000. This matter was opened and handled as a summary  
13 estate.  
14

15           7.       No assets have been sold out of the estate. No cash was received into the estate.  
16 There were no financial transactions. The sole asset of the estate remains the interest ownership in  
17 the real property at 289 Quaking Aspen Lane, #B, Stateline, Nevada, 89449. Hence, there have been  
18 no charges or disbursements from the estate.  
19

20           8.       Notice to Creditors was published as required by Nevada law and no creditor's claims  
21 were filed.

22           9.       Pursuant to NRS 150.020, Petitioner is entitled to general compensation for serving  
23 as Personal Representative in the amount of \$4,750. Petitioner is a licensed attorney and seek  
24 compensation at an hourly rate, which is significantly less than the statutory rate. Using the hourly  
25 rate basis for fees, the fees incurred up to the date of filing the petition were \$2,436.00. Petitioner  
26 also requests up to an additional \$1,000.00 in additional fees to wind up the affairs of the estate. The  
27

28       ///

1 court finds that total fees of \$3,436.00 is a fair and reasonable fee for administering this estate and for  
2 handling the legal issues with this estate.

3 10. The beneficiaries provided an advance in the amount of \$1,500.00, which was placed  
4 into Petitioner's trust account to cover costs to administer the estate. There is currently a balance in  
5 Petitioner's Trust account of \$741.20, which should be applied to the outstanding balance for  
6 attorney's fees.  
7

8 11. The estate has no cash assets. Decedent's children and beneficiaries of this estate  
9 have agreed to pay Petitioner with cash from the California estate.  
10

11 12. The Last Will and Testament provided that all of the Decedent's estate should be paid  
12 to his two children, Warren Heckerson and Denise Sheldon. Pursuant to the terms of the Will, the  
13 property was to be held in trust and distributed over time until the two children reach the age of 35.  
14 Denise Sheldon was born on March 26, 1958. Warren Heckerson was born on September 30, 1963.  
15 Both are now over the age of 35. Accordingly, distribution outright to them is appropriate.  
16

17 13. Petitioner has requested authority, after payment of all outstanding obligations of the  
18 estate, to transfer the real property to Denise and Warren by Executor's Deed, transferring to each of  
19 them an undivided one-half interest in the real property to be held as tenants in common.  
20

21 14. At all times since receiving possession of the estate assets, Petitioner has acted in full  
22 compliance with his fiduciary obligations and has performed all obligations as required by state and  
23 federal law. He is entitled to be discharged.  
24

25 NOW THEREFORE, it is hereby ordered as follows

26 1. The accounting as set forth in the petition to close the estate is hereby ratified,  
27 confirmed and approved.

28 2. The costs of the estate are approved.

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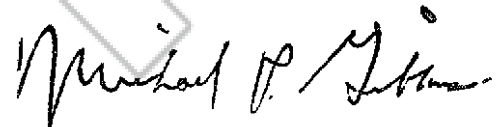
1 3. Fees of \$2,436.00 are approved as reasonable fees for services rendered. Fees of up  
2 to an additional \$1,000.00 to close the estate are appropriate. These fees are approved. Petitioner is  
3 authorized to file the Personal Representatives deed upon receipt of the fees owed in this matter.  
4

5 4. Petitioner is directed and ordered to transfer by Executor's Deed to Warren  
6 Heckerson and Denise Sheldon all of the estate's interest in that certain real property located at 289  
7 Quaking Aspen Lane, #B, Stateline, Nevada, 89449, title to be held in equal undivided half interests  
8 as tenants in common. The full legal description for that property is:

9  
10 Lot 7B as shown on the Second Amended Map of Tahoe Village,  
11 No. 3, recorded November 29, 1977, as Document No. 15433,  
Douglas County, Nevada.

12 5. Petitioner is authorized and directed to do all things necessary and proper to  
13 effectuate the distribution of the estate assets as set forth above, and upon completion of the  
14 distribution order to be discharged.

15 DATED this 10th day of November, 2008.

16  
17 

18 \_\_\_\_\_  
DISTRICT COURT JUDGE


19  
20 **CERTIFIED COPY**

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

21 DATE November 10, 2008

22 TED THRAN Clerk of the 9th Judicial District Court  
23 of the State of Nevada, in and for the County of Douglas,

24 By Schappell Deputy.  
25

26  
27  
28  BK- 0109  
PG- 4835  
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