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OFFICIAL RECORD  
Requested By:  
NORTHERN NEVADA TITLE CC  
Douglas County - NV  
Karen Ellison - Recorder  
Page: 1 of 4 Fee: 17.00  
BK-111 PG-6162 RPTT: 0.00



The undersigned hereby affirms that this document submitted for recording does not contain the Social Security number of any person or persons (NRS 239B.030)  
NORTHERN NEVADA TITLE COMPANY

By: *Tamara Waller*

Print Name/Title: *TAMARA WALLER*  
*TITLE OFFICER*

APN: 1220-21-810-172  
ORDER NO.: 1095515-TA

FOR RECORDER'S USE ONLY

TITLE OF DOCUMENT: Order Confirming Sale of Real (and Personal) Property

WHEN RECORDED MAIL TO:

Ted Herbert Groth  
42-605 Byron Place  
Bermuda Dunes, CA 92203



1 Case No.: 10-PB-0053

2 Dept. No.: II

**FILED**

**RECEIVED**  
JAN 24 2011  
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DISTRICT COURT CLERK

3 *This document does not contain the social security*  
4 *number of any individual.*

2011 JAN 24 PM 1:42

TED THRAN  
CLERK

BY \_\_\_\_\_ DEPUTY

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

10 In the Matter of the Estate )

11 Of )

12 Daniel Henry Groth, )

13 Deceased. )  
14 )  
15 )

**ORDER CONFIRMING SALE OF REAL**  
**(AND PERSONAL) PROPERTY**

16  
17 The Return and Petition of TED HERBERT GROTH, Administrator of the Estate of  
18 Daniel Henry Groth, deceased, for confirmation of sale of the real (and personal) property  
19 hereinafter described, having come on regularly for hearing before this Court on January 24,  
20 2011, the Court after examining the verified Return and Petition and reviewing the evidence,  
21 finds as follows:

22 1. That due notice of the hearing of such Return and Petition has been given as  
23 required by law and that all of the allegations of said Petition are true.

24 2. That said sale was legally made and fairly conducted; that notice of the time,  
25 place, and terms of the sale was given as prescribed by law.

26 3. That said property was appraised within one (1) year of said sale and that the  
27 sum offered represented the fair market value of the property sold.  
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4. That said sale price is not disproportionate to the value of the property sold and it does not appear that a sum exceeding such sale price by at least **ten percent (10%)** may be obtained.

IT IS HEREBY ORDERED, ADJUDGED, AND DECREED that the sale so made of the real (and personal) property located at 1383 Patricia, Gardnerville, Nevada in the County of Douglas, APN#122021810172 described herein to CHRISTOPHER and KATHRYN CAMPION for the sum of ONE HUNDRED AND TWENTY-FIVE THOUSAND DOLLARS (\$125,000) on a 30-year fixed conventional loan, be, and the same is hereby confirmed.

IT IS FURTHER ORDERED that said Administrator of the Estate of Daniel Henry Groth, deceased, is hereby authorized and directed to pay to RE/MAX Realty Affiliates, a broker's commission in the sum of SEVEN THOUSAND FIVE HUNDRED DOLLARS (\$7,500.00), and to pay the title insurance premium, real property transfer tax, and certain customary closing costs and prorations incident to such sale through a proper escrow established for such purposes, and upon receipt of the purchase price aforesaid through such escrow said Administrator is directed to execute appropriate conveyances in favor of said purchasers to be delivered through such escrow.

DATED this 24 day of January, 2011

JUDGE MICHAEL GIBBONS

Submitted by:  
PATRICK O. KING, ESQ.  
KING & RUSSO, LTD.  
1021 Country Lane  
Gardnerville, NV 89460  
Telephone: (775) 265-2200  
Attorney for Adminstrator TED HERBERT GROTH



COPY

~~Notified Clerk~~

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.

DATE 1/29/11

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

By *[Signature]* Deputy