

DOUGLAS COUNTY, NV

2016-892428

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\$16.00 Pgs=3

12/21/2016 03:59 PM

ETRCO, LLC

KAREN ELLISON, RECORDER

APN#: 1220-09-410-028

Recording Requested By:
Western Title Company, Inc.

Escrow No.: 078506-ARJ

When Recorded Mail To:

Peter J. Smith, Esq.
755 No. Roop St. #108
Carson City, NV
89701

Mail Tax Statements to: (deeds only)

(space above for Recorder's use only)

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons.
(Per NRS 239B.030)

Signature

M. Simpson
Michelle Simpson Escrow Assistant

ORDER ALLOWING
SALE OF INTEREST IN REAL PROPERTY

This page added to provide additional information required by NRS 111.312
(additional recording fee applies)

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PETER J. SMITH, Esq.
755 No. Roop St. # 108
Carson City, Nevada 89701
775 882-9441
Attorney for Guardianship

Douglas County
District Court Clerk

2016 NOV - 8 PM 2: 05

BOBIE R. WILLIAMS
CLERK

BY *M. Blagov* DEPUTY

IN THE NINTH JUDICIAL DISTRICT COURT OF THE STATE OF NEVADA

IN AND FOR THE COUNTY OF DOUGLAS

IN THE MATTER OF THE
GUARDIANSHIP OF
CAROLINE ATHENE MAITA,

An Adult Ward /

CASE NO. P - 19119
DEPT. NO. 1

ORDER ALLOWING
SALE OF INTEREST IN REAL PROPERTY

BASED UPON the matters set forth in the Petition to Allow Sale of Partial Interest in Real Property filed by the Guardian of the Estate herein, upon the matters set forth in the Offer and Acceptance and in the Opinion of Value presented to the Court, upon the Waivers of Notice and Joinders executed by the interested parties, pursuant to the provisions of NRS 159.134 et seq., and good cause appearing:

IT IS HEREBY ORDERED that the undivided 20.3883% interest of the above entitled guardianship as a tenant in common in the parcel located at 1030 Drayton Blvd, Gardnerville, Nevada, APN 1220 09 410 028, more specifically described as:

Lot 28, as shown on the Final Map of SILVERRANCH Unit 1-A, filed for record in the office of the County Recorder of Douglas County, State of Nevada on January 3, 1994, in Book 194, Page 256, as Document No. 326668.

may be sold for an amount equal to 20.3883% of the net proceeds of sale, after payment of a

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1 seller's commission of 2.5% and normal closing costs, and with a gross sale price for the entire
2 parcel and improvements in the amount of \$250,000, upon the execution of a Guardian's Deed by
3 Randal S. Kuckenmeister in his capacity as principal for Kuckenmeister, LLC, the Guardian of
4 the above entitled Estate, if the escrow for such sale closes on or before March 10, 2017, and
5 such sale is hereby confirmed.

6 Signed November 9, 2016

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9 DISTRICT JUDGE

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21 **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.

22 DATE December 20, 2016

BOBBIE R. WILLIAMS, Clerk of Court
of the State of Nevada, in and for the County of Douglas,

By  Deputy

PETER J. SMITH