

DOUGLAS COUNTY, NV

2018-915579

Rec:\$35.00

\$35.00

Pgs=3

06/15/2018 02:26 PM

TICOR TITLE - GARDNERVILLE

KAREN ELLISON, RECORDER

APN # 1022-22-000- 007 to 012

The undersigned hereby affirms that this document submitted for recording does not contain the social security number of any person or persons.
(Pursuant to NRS 239b.030)

Recording Requested by and Return to:

TICORTITLE OF NEVADA, INC.
1483 Highway 395 N, Suite B

Gardnerville, NV 89410

*Order granting motion for approval
of receiver's sale of property +
disbursement of proceeds*

(Title on 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 printed clearly in black ink only.

RECEIVED

MAY 15 2018

Douglas County
District Court Clerk

FILED

2018 MAY 17 PM 1:53

BOBBIE R. WILLIAMS
CLERK

BY ANOWE DEPUTY

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

FIRST FINANCIAL BANK,

Plaintiff,

vs.

EVAN L. ALLRED, an individual; TYLER E.
STATER, an individual; and JAKOB GREEN,
an individual,

Defendants.

CASE NO.: 17-cv-0296

DEPT. NO.: 1

[PROPOSED] ORDER GRANTING
MOTION FOR APPROVAL OF
RECEIVER'S SALE OF PROPERTY
AND DISBURSEMENT OF PROCEEDS

This matter came before the Court upon the Plaintiff's Motion for Approval of Receiver's Sale of Property and Disbursement of Proceeds. Proof of service regarding the Motion is present within the record. The Motion is unopposed.

Hearing no opposition nor objection, and with authority as set forth in the Motion to approve the sale of the Property free and clear of liens pursuant to the Sale Agreement and to distribute the proceeds of the sale to Plaintiff First Financial Bank ("FFB"), the Court finds as follows:

1. Plaintiff's Motion for Approval of Receiver's Sale of Property and Disbursement of Proceeds is hereby GRANTED;
2. The free and clear sale of the Receivership Property is within the Receiver's powers granted by the Court and is authorized by Nevada law. Receivership Order § 2.1; *U.S. Bank Nat'l Ass'n v. Palmilla Dev. Co.*, 131 Nev. Adv. Op. 9, 343 P.3d 603, 606 (2015).

- 1 3. Allowing the Receiver to sell the Property is the best way to maximize the value of
2 the real property collateral. The proposed sale terms are reasonable for those reasons
3 set forth in the Declaration of Receiver Patty Clark, attached to Plaintiff's Motion as
4 Exhibit 2.
5
6 4. Receiver is authorized to sell the Property pursuant to those sale terms set forth in
7 Plaintiff's Motion and the Offer and Acceptance Agreement and Addendum thereto
8 attached to Plaintiff's Motion as Exhibit 1.
9
10 5. The Property shall be sold free and clear of all liens.
11
12 6. The Receiver is directed to disperse all of the proceeds of the sale of the Property,
13 less the Broker's commission and any other reasonable and necessary closings costs
14 required under the terms of the Sale Agreement and Addendum, to FFB.

15 **IT IS SO ORDERED.**

16 
17 DISTRICT COURT JUDGE

18 Date May 17, 2018

19 Submitted by:

20
21 John D. Tennert, Esq. (SBN 11728)
22 Veronica A. Peterson, Esq. (SBN 1384)
23 300 East Second Street, Suite 1510
24 Reno, NV 89501
25 Tel: (775) 788-2200 - Fax: (775) 786-1177
26 jtennert@fclaw.com; vpeterson@fclaw.com

27 *Attorneys for Plaintiff First Financial Bank*

28 **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.

DATE May 29, 2018

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

By S. Gardner Deputy