

DOUGLAS COUNTY, NV

2020-954057

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\$40.00

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10/07/2020 02:08 PM

ETRCO

KAREN ELLISON, RECORDER

APN# : 1420-07-818-017

Recording Requested By:

Western Title Company, LLC

Escrow No.: 117773-SLA

When Recorded Mail To:

Maria Klotz c/o Nicole Thomas

P.O. Box 1929

Minden, NV 89423

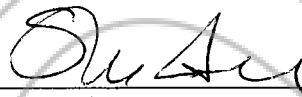
Mail Tax Statements to: (deeds only)

(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 _____



Sherry Ackermann

Escrow Officer

Order Confirming Sale of Real Property and Payment of Costs

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

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Law Office of Michael S. Rowe
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1638 Esmeralda Street
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1 CASE NO. 13-PB-0120
2 DEPT. NO. II

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BOBBIE R. WILLIAMS
CLERK

BY **A. NEWTON** DEPUTY

3 *The undersigned affirms that this document ~~DOES NOT~~*
4 *contain personal information and/or a social security number.*

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

7 IN AND FOR THE COUNTY OF DOUGLAS

8 In the Matter of the Guardianship of the
9 Person and Estate of

**ORDER CONFIRMING SALE OF
REAL PROPERTY AND PAYMENT
OF COSTS**

10 MARIA KLOTZ,

11 An Adult Protected Person.
12 _____ /

13 **THIS MATTER** came on before the Court on the 3rd day of August, 2020, on the
14 Petition of the Douglas County Public Guardian to Sell Real Property of the Protected Person and
15 Payment of Costs. Present in Court were SALLIE GONZALEZ, office assistant for NICOLE
16 THOMAS, Douglas County Public Guardian, together with her counsel, MICHAEL SMILEY ROWE,
17 ESQ. Good cause appearing, and having received no objections to the requests of the Public Guardian
18 after due and proper notice of the Petition, and good cause appearing:
19

20 **IT IS HEREBY ORDERED** that the Petition , and its accompanying schedules, all of which
21 were supplied to the Court as Exhibit "A" and to the Guardian's Request to Confirm the Sale of Real
22 Property and Payment of Costs, is hereby ratified, confirmed and approved.

23 **BE IT FURTHER ORDERED** that the Guardian is authorized to sell the real property of the
24 Protected Person located at 948 Lehigh Circle, Carson City, Nevada 89705.

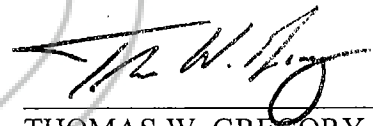
25 **BE IT FURTHER ORDERED** that the Court finds that no one has appeared to bid on the
26 property in an amount of at least \$5,000.00 greater than the attached offer, the Court finds that good
27
28

1 reason exists for the sale, the sale has been conducted in a legal and fair manner, and the amount of the
2 offer attached to the Petition is not disproportionate to the value of the property.

3 **BE IT FURTHER ORDERED** that the Court approves the of payment of a real estate
4 commission in an amount of Three percent (3%) of the selling price to Intero RE Alpine Sierra, LLC
5 and 3% to ReMax Professionals-Dayton.

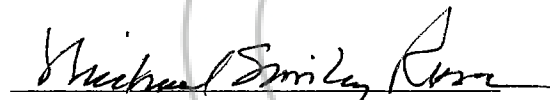
6 **BE IT FURTHER ORDERED** that the Court approves of the execution of such instruments
7 of conveyance as are necessary to convey the Protected Person's rights, title and interest in and to the
8 real property and improvements to the proposed Buyer.
9

10 DATED this 3rd day of August, 2020.

11
12 

13 THOMAS W. GREGORY
14 DISTRICT COURT JUDGE

15 Respectfully submitted by:

16
17 
18 MICHAEL SMILEY ROWE
19 Nevada Bar Number 1374
20 P.O. Box 2080
21 Minden, Nevada 89423
22 (775) 782-8141

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23
24
25
26 **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.

27 DATE 8/3/2020
28 BOBBIE R. WILLIAMS Clerk of Court
of the State of Nevada, in and for the County of Douglas,
By ANOMER Deputy