

APN# 1420-07-818-008



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KAREN ELLISON, RECORDER

Recording Requested by/Mail to:

Name: Day R. Williams, Esq.

Address: 1601 Fairview Drive, Suite C`

City/State/Zip: Carson City, NV 89701

Mail Tax Statements to:

Name: Chance Morlan-Tabor

Address: 3432 Basalt Drive

City/State/Zip: Carson City, NV 89705

Order Granting Petition for Final Distribution
and Fees and Costs

Title of Document (required)

------(Only use if applicable)-----

The undersigned hereby affirms that the document submitted for recording
DOES contain personal information as required by law: (check applicable)

Affidavit of Death – NRS 440.380(1)(A) & NRS 40.525(5)

Judgment – NRS 17.150(4)

Military Discharge – NRS 419:020(2)

Robin A. Williams

Signature

Robin A. Williams

Printed Name

This document is being (re-)recorded to correct document # _____, and is correcting

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JUL 20 2021

Douglas County
District Court Clerk

2021 JUL 26 AM 10:44

DOUGLAS COUNTY CLERK

BY A. PONCE DEPUTY

1 Day R. Williams, Esq.
1601 Fairview Dr. #C
2 Carson City NV 89701-5860
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3 day_williams@sbcglobal.net
Phone: 775/885-8398
4 Attorney for Personal Representative
CHANCE MORLAN-TABOR

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

8 ***

10 In the Matter of the Estate
of
11 JOHN ANDREW TABOR,
Deceased.

Case No. 19 PB 0120
Dept. No. II
**ORDER GRANTING PETITION FOR FINAL
DISTRIBUTION AND FEES AND COSTS**

13 Personal Representative CHANCE MORLAN-TABOR of Douglas County, Nevada, through
14 counsel, under Nevada Revised Statutes Chapter 145, has petitioned for final distribution of the Estate
15 assets and for fees and costs. Good cause appearing, the Court finds and orders as follows:

16 *Findings of Fact*

17 1. JOHN ANDREW TABOR died on September 9, 2019, in Douglas County, Nevada
18 and was at the date of death a resident of Douglas County, Nevada. He left property located in the
19 State of Nevada.

20 2. The decedent died intestate.

21 3. The names, ages, and residences of the living heirs, next of kin, legatees, and
22 devisees of decedents so far as are known to the Personal Representative are as follows:

23 Chance Morlan-Tabor
24 3432 Basalt Drive
25 Carson City NV 89705
26 Personal Representative
(Son)

27 ////

1 Landon Tabor
2 c/o Suzanna Morlan
3 3432 Basalt Drive
4 Carson City NV 89705
5 (Minor Son)

6 Destiny Tabor
7 c/o Suzanna Morlan
8 3432 Basalt Drive
9 Carson City NV 89705
10 (Minor Daughter)

11 4. The character of the property of the Estate is personal property, tangible and
12 intangible, and real estate in Douglas County: 980 Lehigh Circle, Minden, Nevada.

13 5. This case was entered into probate for summary administration on October 21, 2019
14 by an Order for Summary Administration and Issuance of Letters of Administration. In that Order,
15 the Court appointed Chance Morlan-Tabor as the Personal Representative of the Estate. On October
16 21, 2019 this honorable Court issued Letters of Administration to CHANCE MORLAN-TABOR,
17 Decedent's son.

18 6. There are no liens and encumbrances of record against the Decedent's real property
19 so far as is known to your Personal Representative.

20 7. No money is owed to Medicaid Estate Recovery.

21 8. The Notice to Creditors was published according to Nevada law. The Declaration of
22 Publication was filed on November 26, 2019.

23 9. Some creditors' claims were rejected. The time for the creditors to contest the
24 rejections has expired. No creditors' claims are outstanding.

25 10. The Inventory was filed on December 20, 2019. Along with some personal property,
26 the Estate owns real estate at 980 Lehigh Circle in Douglas County, Nevada. The net value of the
27 Estate, as set forth in the Inventory, is \$263,940.00. The tax refund will be \$3641.73, for a total of
28 \$267,581.73.

11. All debts of the Estate have been paid. No taxes are due.

12. The Personal Representative petitions for payment of costs and fees to Day R.

1 Williams. The attorney costs are \$787.48, the fees are \$2,915.00, for a total of \$3,702.48. The
2 Personal Representative also asks for approval of up to \$750.00 more in fees and costs in order to
3 close the estate.

4 13. Under NRS 150.010 and NRS 150.020, the Personal Representative, Chance Morlan-
5 Tabor, can be paid for his services in that capacity. He can be paid at the rate of 4 percent for the first
6 \$15,000.00, at the rate of 3 percent for the next \$85,000.00, and at the rate of 2 percent for all
7 amounts above \$100,000. 00. However, the Personal Representative waives his claim for fees and
8 costs.

9 14. Decedent's parents are deceased. The estate should be distributed to the Decedent's
10 three children (Chance Morlan-Tabor, Landon Tabor c/o Suzanna Morlan, and Destiny Tabor c/o
11 Suzanna Morlan) in equal shares. See NRS 134.100, "No surviving spouse but issue and children of
12 issue," which provides as follows: "If the decedent leaves no surviving spouse, but there is a child
13 or children and the lawful issue of a child or children, the estate goes to the child or children and
14 lawful issue of the child or children by right of representation as follows: To the child or children,
15 each a share and to the lawful issue of each deceased child, by right of representation, the same share
16 that the parent would have received if the parent had been living at the time of the death of the
17 decedent."

18 ORDER

19 WHEREFORE, the Court orders as follows:

- 20 1. The Court notes that Personal Representative has waived his claim for fees and costs;
- 21 2. The approves the attorney costs of \$787.48, the fees of \$2,655.00, for a total of
22 \$3,442.88, with a reserve of \$750.00 for final attorney fees to close the estate;
- 23 3. The Court approves the distribution of the assets of the Estate according to the
24 intestacy laws of the State of Nevada as follows: All net assets in equal shares to the
25 Decedent's children as follows: Chance Morlan-Tabor, Landon Tabor c/o Suzanna
26 Morlan, and Destiny Tabor c/o Suzanna Morlan.
- 27 4. The Court orders that title to the real estate at 980 Lehigh Circle in Douglas County

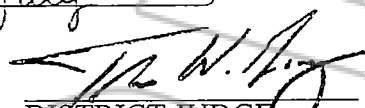
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(mailing address of Carson City) shall be transferred to Chance Morlan-Tabor, Landon Tabor c/o Suzanna Morlan, and Destiny Tabor c/o Suzanna Morlan.

The real estate has the following legal description:

Lot 17, Block A, of IMPALA MOBILE HOME ESTATES UNIT NO. 2, according to the map thereof filed in the office of the County Recorder of Douglas County, State of Nevada, on April 7, 1982, in Book 482, Page 366, as Document No. 66654, of Official Records. APN 1420-07-818-008.

DATED this 20th day of July, 2021.


DISTRICT JUDGE



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 0712812021

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

By  Deputy