

APN: 1319-19-213-003

After Recording, Mail to:

Ellen S. Hoover  
19404 Wyatt Rd.  
Sonoma, CA 95476

Mail Tax Statements to:

Same as above



00161824202209912940040049

KAREN ELLISON, RECORDER

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The undersigned affirms that this document, and all exhibits which may be attached hereto, DOES contain the social security number of any person, pursuant to NRS 443.380.

**ORDER SETTLING FIRST AND FINAL ACCOUNT,  
REPORT OF PERSONAL REPRESENTATIVES,  
PETITION FOR SETTLEMENT AND ATTORNEY'S  
FEES AND FOR FINAL DISTRIBUTION OF ESTATE**

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1 CASE NO. 2022-PB-00078

2 DEPT. NO. I

**RECEIVED**  
**OCT 25 2022**  
Douglas County  
District Court Clerk

**FILED**  
2022 OCT 25 PM 1:36  
BOBIE R. WILLIAMS  
CLERK  
E.A. WILLIAMS  
BY \_\_\_\_\_ DEPUTY

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 Estate of  
9 SIDNEY H. HOOVER, also known as  
10 SIDNEY HOOVER,  
11 Deceased.

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**ORDER SETTLING FIRST AND FINAL  
ACCOUNT, REPORT OF PERSONAL  
REPRESENTATIVES, PETITION FOR  
SETTLEMENT AND ATTORNEY'S  
FEES AND FOR FINAL DISTRIBUTION  
OF ESTATE**

12 ELLEN S. HOOVER, as Personal Representative of the Estate of SIDNEY H. HOOVER,  
13 Deceased, having rendered and filed on October 5, 2022, her First and Final Account and Report of  
14 Personal Representative, Petition for Settlement and Attorney's Fees and for Final Distribution of  
15 Estate, and the said account of Petitioner having come regularly to be heard this 25<sup>th</sup> day of October,  
16 2022, and proof having been made to the satisfaction of the Court that notice of settlement of said  
17 account and hearing on the petition for fees and for final distribution has been given in the manner  
18 and for the time required by law, the Court finds:

- 19 1. That the said account is in all respects true and correct;
- 20 2. That due and legal notice to creditors in said Estate has been in a manner and for  
21 the time required by law;
- 22 3. That there have been no creditor's claims filed against the Estate;
- 23 4. That the whole of said Estate was the separate property interest of the Decedent;
- 24 5. That the Personal Representative has performed services in the administration of  
25 this Estate for which she are entitled to a fee as fixed by statutes, but Personal Representative waives  
26 and renounces all claims thereto;
- 27 6. That Karen L. Winters, Esq., has rendered to Personal Representative/Petitioner  
28 and the Estate services for which a reasonable fee is \$3,212.50, which fee is agreed to by the

1 Personal Representative;

2 7. That pursuant to Decedent's Will on file herein, distribution of the estate is as  
3 follows:

4 Beneficiary

5 Ellen S. Hoover, Trustee  
6 of the Sidney and Ellen Hoover Living Trust  
7 dated February 25, 2005

8 Asset:

9 100% of the 30.89% interest in real property more particularly described as follows:

10 Lot 5, in Block A, as shown on the Amended Map of Zephyr Cove Properties, Inc.,  
11 in Sections 9 and 10, Township 13 North, Range 18 East, M.D.B.&M., filed in the  
12 Office of the County Recorder of Douglas County, Nevada on August 5, 1929.  
13 Excepting therefrom all that portion thereof, lying below the natural ordinary high  
14 water line of Lake Tahoe.

15 APN 1318-10-310-005. Commonly known as 730 Lincoln Highway, Zephyr  
16 Cove, Nevada.

17 8. Decedent's Estate consists of the following:

18 30.89% interest in real property commonly known as 730 Lincoln Highway, Zephyr Cove,  
19 Nevada, as more particularly described above.

20 IT IS THEREFORE ORDERED, ADJUDGED AND DECREED:

21 1. That the First and Final Account, Petition for Distribution and Approval of Fees,  
22 be and the same is hereby approved, allowed and settled, and that the facts, accounts and matters  
23 alleged and reported therein are a true, complete and correct record of the administration of the  
24 Estate.

25 2. That the Personal Representative be, and they hereby are, authorized and directed  
26 to pay to Karen L. Winters, Esq., the sum of \$3,212.50 for attorney fees, together with any closing  
27 costs.

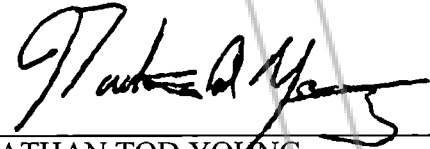
28 3. That after payment by the Personal Representative of the sums for the attorney's  
fees that the above-described asset located in Nevada be distributed as follows: the remaining estate  
to Ellen S. Hoover, Trustee of the Sidney and Ellen Hoover Living Trust dated February 25, 2005.

4. That the Personal Representative shall pay final costs of administration as may be  
expended by her for certified copies and recording fees.

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IT IS FURTHER ORDERED, ADJUDGED AND DECREED, that upon the filing of appropriate receipts, that said Personal Representative shall be discharged of her duties and obligations and that said Estate shall be closed.

DATED: October 25, 2022



NATHAN TOD YOUNG  
DISTRICT COURT JUDGE

Submitted by:

KAREN L. WINTERS, ESQ  
Nevada Bar # 3086  
LAW OFFICE OF KAREN L. WINTERS  
P.O. Box 1987  
Minden, Nevada 89423  
(775) 782-7933  
Attorney for Petitioner




**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 October 25, 2022

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

By  Deputy