

1 Case No. 10-7-94 LP

FILED
1995 MAR 29 P 2:07
CORRINE MOSEBY
LINCOLN COUNTY CLERK

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6 SEVENTH JUDICIAL DISTRICT COURT
7 LINCOLN COUNTY, NEVADA

8 * * * * *

9 IN THE MATTER OF THE ESTATE)
10 of)
11 ALEX YOUNG, aka, DALE ALEX)
12 YOUNG, Deceased.)

13 ORDER CONFIRMING SALE OF REAL ESTATE
14 PRIVATE SALE

15 R. Frank Zimmerman, Administrator of the entitled Estate,
16 having proven to the Court that his return of sale of real estate
17 was duly filed in the office of the clerk of this Court; that the
18 Notice of the hearing thereon was given according to law, and
19 after examining the return and hearing the evidence the Court
20 finds that the property was sold to Tony R. Van Orsdel for the
21 sum of Fourteen thousand four hundred (\$14,400.00) dollars in
22 cash, that being the best and highest bid therefore; that the
23 said sum is a good and reasonable bid; that the sole heir has
24 requested that sale be made and the estate be distributed to her
25 in cash since she is an out of state resident; that the sale was
26 legally made and fairly conducted; that all proper notices re-
27 lating to the sale were given in the manner prescribed by law;
28 that the said property was appraised within one year of the time

Lincoln County

1 of said sale, and the price obtained was at least 90% of the said
2 appraisal and is not disproportionate to the value of the property;
3 that a sum exceeding said bid at least 10%, exclusive of the ex-
4 pense of a new sale, cannot be had; and no person objecting there-
5 to or offering a higher price; that R. Frank Zimmerman in all
6 things proceeded with and managed such sale as required by law,
7 and all the allegations in said return and petition are true.

8 IT IS ORDERED by the Court that the sale of the real estate
9 hereinafter described to Tony R. Van Orsdel for the sum of Four-
10 teen Thousand Four Hundred (\$14,400.00) dollars in cash payable in
11 30 days, be and the same is hereby confirmed, and on payment of
12 the full price the Administrator is directed to execute a deed of
13 conveyance. Said land is described as:

14 Lots Twenty Three (23) & Twenty Four (24), Pioche,
15 Lincoln County, Nevada, according to the Plat of
of said town in the office of Lincoln County Recorder.

16 IT IS FURTHER ORDERED that the sale of the contents of the
17 building situate on said property for the sum of \$461.00 to Tony
18 R. Van Orsdel be approved and ratified.

19 Dated: March ²⁹ 24, 1995.

21 S/ Marilyn Hoyt
22 District Judge

23 Submitted by:
24 James L. Wadsworth, #0807
25 Attorney for Petitioner

This document to which this certificate is attached is a full, true and correct
copy of the original, on file and of record in the County Clerks Office, Pioche
Nevada.
In witness whereof, I have hereunto set my hand and affixed the Seal of the
Seventh Judicial District Court in and for the County of Lincoln, State of
Nevada, this 29th day of March 19 95.

Carmine Logan
Clerk

COPY

103256
FILED AND RECORDED AT REQUEST OF
Leo Wadsworth
March 29, 1995
10 JUN 12 1995
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BOOK PAGE 600
D. J. NELSON
Quirico Setzer
Clerk