

APN: 005-231-14

FILED FOR RECORDING
AT THE REQUEST OF

RECORDING REQUESTED BY:

Gregory J. Morris, LTD
2004 SEP 10 PM 3 01

Gregory J. Morris, Ltd.
900 Bank of America Plaza
300 South Fourth Street
Las Vegas, Nevada 89101

LINCOLN COUNTY REC. DEPT.
FEE \$18.00
LESLIE BOUCHER

WHEN RECORDED AND MAIL
FUTURE TAX STATEMENTS TO:
Vera A. Hester
P.O. Box 70
Moapa, NV 89025

**ORDER SETTLING FIRST AND FINAL ACCOUNT,
REPORT OF ADMINISTRATION, PAYMENT OF ATTORNEY'S
FEES AND COSTS, AND EXECUTOR'S COMMISSION,
AND ORDER FOR DISTRIBUTION**

FILED

SEP 3 4 25 PM '04

Shirley A. Higgins
CLERK

1 OSFF
2 Gregory J. Morris, Esq.
3 Gregory J. Morris, Ltd.
4 Nevada Bar #3542
5 300 South Fourth Street, #900
6 Las Vegas, Nevada 89101
7 (702) 471-0990
8 Attorney for Petitioner

9 DISTRICT COURT
10 CLARK COUNTY, NEVADA

11 * * * * *

12 In the Matter of the Estate of)
13 CHARLES L. HESTER,)
14 Deceased.)

15 Case No. P 51628
16 Date of Hearing: September 3, 2004
17 Time of Hearing: 9:30 a.m.

18 ORDER SETTLING FIRST AND FINAL ACCOUNT, REPORT OF
19 ADMINISTRATION, PAYMENTS OF ATTORNEY'S FEES AND COSTS,
20 AND EXECUTOR'S COMMISSION, AND ORDER FOR DISTRIBUTION

21 VERA A. HESTER, Personal Representative for the Estate of CHARLES L. HESTER,
22 also known as CHARLIE L. HESTER, deceased, having rendered and filed on the 19th day of
23 August, 2004, her First and Final Account, Report of Administration, Petition for Distribution
24 and Application for Order Authorizing Payment of Attorney's Fees and Costs and for Executor's
25 Commission, and the said account and petition having come on regularly to be heard this 3rd
26 day of September, 2004, and proof having been made to the satisfaction of the Court that Notice
27 of Settlement of said account and hearing on the Petition for Distribution and for attorney's fees
28 and costs, has been given in the manner and for the time required by law, the Court finds:

- 29 1. That the said account is in all respects true and correct.
- 30 2. That due and legal notice to creditors of said estate has been given in the manner
31 and for the time required by law.

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1 3. That all claims and debts against said decedent and against said estate, and all
2 debts, expenses and charges of administration have been fully paid and discharged, and there are
3 no federal estate taxes due from the estate and there are no federal estate taxes due from the
4 estate, and that said estate is ready for distribution and now in a condition to be closed.

5 4. That the whole of said estate was the separate property interest of decedent.

6 5. That the Executor has performed services in the administration of this estate and
7 is entitled to a fee as fixed by statutes of \$4,085.68 and that the Executor is waiving her
8 statutory Executor's Commission.

9 6. That GREGORY J. MORRIS, ESQ., has rendered to petitioner and the estate
10 services and a reasonable fee therefore is \$5,752.50 which fee was agreed to by the Executor
11 together with his expended costs of \$342.37, and any closing costs, not to exceed the sum of
12 \$100.00.

13 7. That the decedent died testate, and that under the provisions of his Last Will and
14 Testament, decedent devised and bequeathed his property as follows:

15 The real property known as vacant land located at Pioche, Mt. Wilson, Lincoln
16 County, NV 89043, APN: 005-231-14, more particularly described as follows:

17 Southwest Quarter of the Southeast Quarter of the Southeast
18 Quarter (SW ¼, SE ¼, SE ¼) of Section 34, Township 5 North,
19 Range 67 East, M.D.B. & M., State of Nevada, USA.

20 and the real property located at 489 Bonelli Avenue, Overton, Clark County, NV
21 89040, APN: 070-13-212-001, more particularly described as follows:

22 That portion of Lot Six (6) in Block Seven (7) of the Town of
23 Overton, as shown on the map thereof on file in Book 1 of Plats,
24 Page 21, in the office of the County Recorder of Clark County,
25 Nevada, described as follows:

26 COMMENCING at the Northwest corner of said Lot Six (6);
27 thence East along the North line of said Lot Six (6), a distance of
28 One Hundred (100) feet to the Northwest corner of the parcel of
land conveyed by Ute V. Perkins and Lovina E. Perkins, husband
and wife, to Paul G. Nunn and Essie L. Nunn, husband and wife,
by Deed dated April 30, 1940 and recorded June 8, 1940 in Book
27 of Deeds, page 102; thence South along the west line of the

///

1 parcel so conveyed by said Deed to the Southerly prolongation
2 thereof, a distance of One Hundred Fifty (150) feet to a point;
3 thence West and parallel to the North line of said Lot Six (6) a
4 distance of One Hundred (100) feet to a point on the West line of
5 said Lot Six (6); thence North along the North line of said Lot Six
6 (6); One Hundred Fifty (150) feet to the point of beginning.

7 and the entire residue of the decedent's estate, including any and all other
8 personal and tangible property, whether described herein or not shall be
9 distributed to VERA A. HESTER, Trustee of the Charles L. Hester and Vera A.
10 Hester Family Trust dated February 9, 1979.

11 IT IS THEREFORE ORDERED, ADJUDGED AND DECREED:

12 1. That the First and Final Account, Report of Administration, Petition for
13 Distribution and Application for Order Authorizing Payment of Attorney's Fees and Costs and
14 for Executor's Commission, be, and the same is hereby approved, allowed and settled, and
15 that the facts, accounts and matters alleged and reported herein are a true, complete and correct
16 record of the administration of said estate.

17 2. That the Executor has performed services in the administration of this estate for
18 which she is entitled to a fee as fixed by statutes in the sum of \$4,085.68 and that the Executor
19 is waiving her statutory commission.

20 3. That GREGORY J. MORRIS, ESQ., has rendered to petitioner and the estate
21 services and a reasonable fee therefore is \$5,752.50, which fee was agreed to by the Executor
22 together with his expended costs of \$342.37, and any closing costs not to exceed the sum of
23 \$100.00.

24 4. That after payment by the Executor of the above attorney's fees and costs, the
25 Executor shall distribute all of the rest residue and remainder of decedent's estate, of every kind
26 and nature, whether described herein or not, as follows:

27 The real property known as vacant land located at Pioche, Mt. Wilson, Lincoln
28 County, NV 89043, APN: 005-231-14, more particularly described as follows:

Southwest Quarter of the Southeast Quarter of the Southeast
Quarter (SW ¼, SE ¼, SE ¼) of Section 34, Township 5 North,
Range 67 East, M.D.B. & M., State of Nevada, USA.

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1 and the real property located at 489 Bonelli Avenue, Overton, Clark County, NV
2 89040, APN: 070-13-212-001, more particularly described as follows:

3 That portion of Lot Six (6) in Block Seven (7) of the Town of
4 Overton, as shown on the map thereof on file in Book 1 of Plats,
5 Page 21, in the office of the County Recorder of Clark County,
6 Nevada, described as follows:

7 COMMENCING at the Northwest corner of said Lot Six (6);
8 thence East along the North line of said Lot Six (6), a distance of
9 One Hundred (100) feet to the Northwest corner of the parcel of
10 land conveyed by Ute V. Perkins and Lovina E. Perkins, husband
11 and wife, to Paul G. Nunn and Essie L. Nunn, husband and wife,
12 by Deed dated April 30, 1940 and recorded June 8, 1940 in Book
13 27 of Deeds, page 102; thence South along the west line of the
14 parcel so conveyed by said Deed to the Southerly prolongation
15 thereof, a distance of One Hundred Fifty (150) feet to a point;
16 thence West and parallel to the North line of said Lot Six (6) a
17 distance of One Hundred (100) feet to a point on the West line of
18 said Lot Six (6); thence North along the North line of said Lot Six
19 (6); One Hundred Fifty (150) feet to the point of beginning.

20 and the entire residue of the decedent's estate, including any and all other
21 personal and tangible property, whether described herein or not shall be
22 distributed to VERA A. HESTER, Trustee of the Charles L. Hester and Vera A.
23 Hester Family Trust dated February 9, 1979.

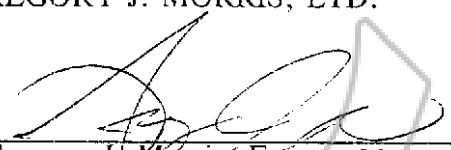
24 IT IS FURTHER ORDERED, ADJUDGED AND DECREED that upon filing of
25 appropriate receipts, that said Executor shall be discharged of her trust, and that said estate shall
26 be closed.

27 DATED September 3, 2004

28 **KATHY A. HARDCASTLE**

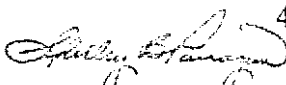
DISTRICT JUDGE

GREGORY J. MORRIS, LTD.

29 By 
30 Gregory J. Morris, Esq.
31 Nevada Bar #3542
32 Attorney for the Petitioner
33 300 S. Fourth Street, #900
34 Las Vegas, Nevada 89101

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