

Official Record

Recording requested By
BARNEY MCKENNA & OLMSTEAD, PC

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$17.00

Page 1 of 4

RPTT:

Recorded By: AE

Book- 271 Page- 0313



APN# 6-241-22

11-digit Assessor's Parcel Number may be obtained at:
<http://redrock.co.clark.nv.us/assrealprop/owner.aspx>

Order Setting Aside Estate
Without Administration

Type of Document

(Example: Declaration of Homestead, Quit Claim Deed, etc.)

Recording Requested by:

Cyndy

Return Documents To:

Name Barney McKenna & Olmstead, P.C.

Address 43 S. 100 East, Ste 300

City/State/Zip St. George, UT 84770

This page added to provide additional information required by NRS 111.312 Section 1-2

(An additional recording fee of \$1.00 will apply)

This cover page must be typed or printed clearly in black ink only.



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ORD
BARNEY MCKENNA & OLMSTEAD, P.C.
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590 W. Mesquite Blvd., Suite 202A
Mesquite, NV 89024
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Attorneys for Petitioner
cole, dustin 3863\02 ea gordon r. lytle\order setting aside.doc

2012 APR 13 PM 4:32
[Signature]

DISTRICT COURT

LINCOLN COUNTY, NEVADA

IN THE MATTER OF THE ESTATE OF

**GORDON ROY LYTLE,
aka GORDON LYTLE**

Deceased.

Case No. PR 0961012
Dept No. 1

ORDER SETTING ASIDE ESTATE WITHOUT ADMINISTRATION

The Court, having considered the Petition to Set Aside Estate Without Administration filed by Petitioner DUSTIN L. COLE, having conducted a hearing on the Petition, and finding good cause shown, hereby finds:

1. Notice has been properly given pursuant to section 155.010 of the Nevada Revised Statutes.
2. The only property of decedent is a one-half (1/2) interest in a parcel of real property located in Lincoln County, Nevada, known as:

“Beginning at the southwesterly corner of Lot Five (5), whence the corner common to Sections Two (2) and Three (3) in Township One (1) North and Sections Thirty-Four (34) and Thirty-five (35) in Township Two (2) North, Range Sixty-nine (69) East, MDB&M, bears South 87°14’ West 2361.0 feet (said corner being actually North 1°53’ East 679 feet from where it should be); thence South 73°26’ East 447.3 feet to the southwesterly corner, the TRUE POINT OF BEGINNING; thence North 18°26’ East 250.7 feet to the northwesterly corner; thence South 69°43’ East 177.9 feet to the northeasterly corner; thence South 18°26’ West 239.2 feet to the southeasterly corner; thence North 73°26’ West 177.9 feet to the southwesterly corner, the TRUE POINT OF BEGINNING; containing 1.00 acre, more or less, together with any and all improvements situate thereon and together with any water and water rights appurtenant thereto.”

Parcel No: APN6-241-22



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3. Pursuant to the laws of the State of Nevada, and pursuant to the executed Eagle Valley Property Distribution Agreement, the persons entitled to receive the decedent's one-half (1/2) interest in the property are DUSTIN L. COLE, as to a one-half (1/2) interest and DARRIN R. COLE, as to a one-half (1/2) interest, as tenants in common.

4. There are no liens or encumbrances of record on the above property at the time of decedent's death so far as known to Petitioner, and decedent has no debts as of the date of this petition.

5. The estimated value of the estate of decedent at the time of decedent's death is less than \$100,000.00.

WHEREFORE, the Court orders as follows:

A. That the estate of GORDON ROY LYTLE, aka GORDON LYTLE is set aside without administration to DUSTIN L. COLE, as to a one-half (1/2) interest and DARRIN R. COLE as to a one-half (1/2) interest, as tenants in common;

B. The decedent's one-half (1/2) interest in the property more commonly known as:

"Beginning at the southwesterly corner of Lot Five (5), whence the corner common to Sections Two (2) and Three (3) in Township One (1) North and Sections Thirty-Four (34) and Thirty-five (35) in Township Two (2) North, Range Sixty-nine (69) East, MDB&M, bears South 87°14' West 2361.0 feet (said corner being actually North 1°53' East 679 feet from where it should be); thence South 73°26' East 447.3 feet to the southwesterly corner, the TRUE POINT OF BEGINNING; thence North 18°26' East 250.7 feet to the northwesterly corner; thence South 69°43' East 177.9 feet to the northeasterly corner; thence South 18°26' West 239.2 feet to the southeasterly corner; thence North 73°26' West 177.9 feet to the southwesterly corner, the TRUE POINT OF BEGINNING; containing 1.00 acre, more or less, together with any and all improvements situate thereon and together with any water and water rights appurtenant thereto."

Parcel No: APN6-241-22

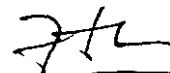
is hereby conveyed to DUSTIN L. COLE, as to a one-half (1/2) interest and DARRIN R. COLE, as to a one-half (1/2) interest, as tenants in common; and

C. Petitioner shall record this Order with the Office of Recorder for Clark County, Nevada, and, upon recording, this Order shall be conclusive proof of the transfer of the



1 decedent's one-half (1/2) interest in the property to DUSTIN L. COLE, as to a one-half (1/2)
2 interest and DARRIN R. COLE, as to a one-half (1/2) interest, as tenants in common.

3 Dated: 13 April 2012

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~~EIGHTH JUDICIAL DISTRICT COURT~~

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DISTRICT COURT JUDGE

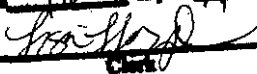
8 Respectfully submitted by:

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10 JEFFERY J. MCKENNA
11 Nevada Bar No. 6058
12 590 W. Mesquite Blvd., Suite 202A
13 Mesquite, NV 89024
14 Attorneys for Petitioner

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21 This document to which this certificate is attached is a full, true and correct
22 copy of the original, on file and recorded in the County Clerk's Office, Poshu
23 Nevada.

24 In witness whereof, I have hereunto set my hand and affixed the seal of the
25 Seventh Judicial District Court in and for the County of Lincoln, State of
26 Nevada, This 11th day of April 2012


Clerk

27
28 Deputy Clerk