

Official Record

Recording requested By
DYLAN FREHNER ATTY AT LAW

Lincoln County - NV

Leslie Boucher - Recorder

Fee: \$16.00 Page 1 of 3
RPTT: Recorded By: HB
Book- 288 Page- 0100



APN 001-044-08

APN _____

APN _____

*AMENDED ORDER SETTING THE ESTATE OF ROSELY HOYD
CHAABURN ASIDE TO ANITA J. CHAABURN WITHOUT ADMIN.*

Title of Document

Affirmation Statement

X I, the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording **does not contain** the social security number, driver's license or identification card number, or any "Personal Information" (as defined by NRS 603A.040) of any person or persons. (Per NRS 239B.030)

_____ I, the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording **does contain** the social security number, driver's license or identification card number, or any "Personal Information" (as defined by NRS 603A.040) of a person or persons as required by law:

(State specific law)

Dylan V. Frehner
Signature Title Attorney

Dylan V. Frehner
Print

6/30/2014
Date

Grantees address and mail tax statement:

Anita Chaaburn
36 Westview Drive
Dahlonega, GA 30533



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ORD
JOHN C. BROWN, ESQ.
Nevada Bar No. 008973
BROWN & BROWN LLP
P.O. Box 656
Alamo, NV 89101

FILED IN 130

NLS

**IN THE SEVENTH JUDICIAL DISTRICT COURT OF THE STATE OF NEVADA
IN AND FOR THE COUNTY OF LINCOLN**

IN THE MATTER OF THE
ESTATE OF:

)
) **Case No.: PR-0912011**

RODNEY LLOYD CHADBURN,
Deceased.

)
) **AMENDED ORDER**

**Amended Order Setting the Estate of Rodney Lloynd Chadburn Aside to Anita J.
Chadburn Without Administration**

Upon review of the verified Petition to Set Aside the Estate of RODNEY LLOYD CHADBURN Without Administration, the same having come before the above-entitled Court, and it appearing to the satisfaction of the Court that proper Notice of Hearing of this matter has been duly given in the manner required by law; that all allegations contained in the verified petition are true and correct, and good cause appearing therefore:

NOW THEREFORE, IT IS HEREBY ORDERED the Court finds the total gross value of the Decedent's Estate does not exceed the sum of one hundred thousand dollars (\$100,000.00);

IT IS FURTHER ORDERED that estate of RODNEY LLOYD CHADBURN be set aside without administration;



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IT IS FURTHER ORDERED that the real property of RODNEY LLOYD CHADBURN, described as APN #001-044-08, Pioche, Nevada and further described as:
Lot Numbers 26, 28, 30 and 32 of Lee's Subdivision as delineated in the official plat book on page 33 in the office of Lincoln County Recorder.

Is hereby conveyed to the Deceased's wife, namely, Anita J. Chadburn as her sole and separate property.

DATED this 27 day of June 2014.

S/Steve L. Dobrescu
DISTRICT COURT JUDGE

Respectfully Submitted:

[Signature]
JOHN C. BROWN, Esq.

This document to which this certificate is attached is a full, true and correct copy of the original, on file and recorded 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 30 day of June 2014

Clerk
[Signature]
Deputy Clerk

STATE OF NEVADA
DECLARATION OF VALUE

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DYLAN FREHNER ATTY AT LAW

Lincoln County - NV

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Page 1 of 1 Fee: \$16.00
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- 1. Assessor Parcel Number(s)
 - a. 001-241-08
 - b. _____
 - c. _____
 - d. _____

- 2. Type of Property:

a. <input type="checkbox"/> Vacant Land	b. <input checked="" type="checkbox"/> Single Fam. Res.
c. <input type="checkbox"/> Condo/Twnhse	d. <input type="checkbox"/> 2-4 Plex
e. <input type="checkbox"/> Apt. Bldg	f. <input type="checkbox"/> Comm'l/Ind'l
g. <input type="checkbox"/> Agricultural	h. <input type="checkbox"/> Mobile Home
Other _____	

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Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3. a. Total Value/Sales Price of Property \$ _____
- b. Deed in Lieu of Foreclosure Only (value of property (_____))
- c. Transfer Tax Value: \$ _____
- d. Real Property Transfer Tax Due \$ _____

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 5
- b. Explain Reason for Exemption: A transfer or conveyance of real property to whom the persons are related within the 1st degree of lineal consanguinity. Spouse

5. Partial Interest: Percentage being transferred: 50 %
 The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature [Signature] Capacity: Agent
 Signature [Signature] Capacity: Agent

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Rodney Lloyd Chadburn
 Address: Deceased
 City: _____
 State: _____ Zip: _____

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Anita J. Chadburn
 Address: 36 Westview Drive
 City: Dahlongega
 State: GA Zip: 30533

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)

Print Name: Dylan V. Frehner, Esq.
 Address: P.O. Box 517
 City: Pioche

Escrow # n/a
 State: NV Zip: 89043