

LINCOLN COUNTY, NV

2020-158322

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**AMENDED ORDER SETTING ASIDE ESTATE WITHOUT
ADMINISTRATION**

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1 Case No. PR 0604010

2020 FEB 28 AM 8:22

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

9 *****

10 IN THE MATTER OF THE ESTATE OF:

11
12 ELIZABETH H. DUEHLMEIER,
13 Deceased

AMENDED ORDER SETTING ASIDE
ESTATE WITHOUT ADMINISTRATION

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16 **FACTUAL AND PROCEDURAL HISTORY**

17 On June 21, 2010 Petitioner F. Douglas Duehlmeier filed a Petition for Distribution
18 of Small Estate which was comprised of a real property lot in Ursine, Lincoln County,
19 Nevada.¹ Heirs of the Decedent were named in the petition as follows: Colleen D. Cox,
20 daughter of Decedent; LaDonna D. Davis, daughter of Decedent; F. Douglas Duehlmeier,
21 son of Decedent; and Laura Kay Kettenring, daughter of Decedent. The petition requested
22 the Court to issue an order stating that the estate does not exceed \$100,000 in value, and
23 that the estate be distributed by petitioner. On October 1, 2010 Petitioner filed a waiver of
24

25 ¹Based on the facts of this case, this Petition is interpreted by this Court as a Petition to
26 Set Aside Estate Without Administration.

SEVENTH JUDICIAL DISTRICT COURT
GARY D. FAIRMAN
DISTRICT JUDGE
DEPARTMENT 2
WHITE PINE, LINCOLN AND EUREKA COUNTIES
STATE OF NEVADA





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interest in the estate of Elizabeth Duehlmeier signed by the aforementioned heirs in order to give Mr. Duehlmeier control of the estate so as to facilitate its sale. On January 20, 2011, the court entered an order setting aside estate without administration which identified the real property only by parcel number. This amended order corrects the legal description.

DISCUSSION

It appearing to the satisfaction of the Court that a verified Petition to set aside the Nevada estate of the above-named Decedent without administration has been filed, and that notice of the time and place of the hearing thereon has been duly given in the manner required by law, and that no one has objected or presented any reason why said Petition should not be granted.²

The Court finds that the gross value of the Nevada estate of the Decedent does not exceed one hundred thousand dollars (\$100,000), and that the Decedent left no debts in the state of Nevada nor debts anywhere that need to be satisfied out of the property of Decedent situate in the state of Nevada; and that this is a proper case for the whole of the Estate to be set aside to Decedent's son F. Douglas Duehlmeier, pursuant to NRS 134.100.

Good Cause Appearing,

IT IS HEREBY ORDERED that the whole of the Nevada Estate of said Elizabeth Duehlmeier, deceased, be, and the same is hereby assigned and set aside in its entirety to Mr. F. Douglas Duehlmeier, son of Decedent to distribute pursuant to statute in the following manner pursuant to NRS 146.070:

- (a) To the payment of funeral expenses, expenses of last illness, money owed to the Department of Health and Human Services as a result of payment of benefits

²The hearing was held in Lincoln County on September 24, 2010 pursuant to NRS 146.070.

STATE OF NEVADA

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for Medicaid creditors, if there are any; and

(b) Any balance remaining to the claimant or claimants entitled thereto pursuant to a valid will of the decedent, and if there is no valid will, pursuant to intestate succession.

The property of the Nevada estate which is hereby set aside to the aforementioned persons consists of the real and personal property more particularly described as follows:

All that certain lot, piece or parcel of land situate in the county of Lincoln, state of Nevada, described as follows:

That portion of the Southeast Quarter (SE 1/4) of Section 35, Township 2 North, Range 69 East, M.D.M., in the County of Lincoln, State of Nevada, described as follows:

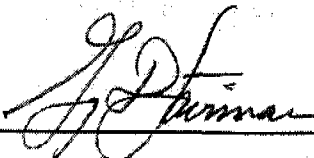
Commencing at the Southwest corner of said Section 35; thence North 78° 35'25.2" East, a distance of 3593.93 feet to the Northwest corner of said parcel, being the TRUE POINT OF BEGINNING; thence South 17° 23' West along an existing fence line, a distance of 101 feet more or less to a point, being the Southwest corner of said parcel; thence South 72°37' East a distance of 570 feet more or less to a point, being the Southeast corner of said parcel; thence North 29° East along an existing fence line, a distance of 96 feet more or less; thence North 08° East along an existing fence line, a distance of 70 feet more or less to a point, being the Northeast corner of said parcel; thence South 72° West along an existing fence line, a distance of 100 feet; thence North 70° West, a distance of 235 feet more or less to the TRUE POINT OF BEGINNING.

TOGETHER WITH ANY and all water rights appurtenant thereto.

TOGETHER WITH any and all other assets of said Estate now known or hereafter discovered in the state of Nevada.

IT IS FURTHER ORDERED that said Estate not be further administered upon.

DATED this 20th day of February, 2020.



DISTRICT JUDGE

This document to which this certificate is attached is a full, true and correct copy of the original, on file and record in the County Clerk's 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 22nd day of April, 2020.



Clerk

Deputy Clerk

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