



OFFICIAL RECORD
AMY ELMER, RECORDER

E05

APN 003-131-02

APN _____

APN _____

ORDER TO PROVE WILL AND SET ASIDE ESTATE WITHOUT ADMINISTRATION

Title of Document

Affirmation Statement

K 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)

Franklin J. Katchke
Signature

ATTORNEY
Title

FRANKLIN J. KATCHKE
Print

10/27/20
Date

Grantees address and mail tax statement:

NATHAN EVELAND

1314 OAKDALE AVE.

WEST ST. PAUL, MN 55118

FILED

2020 OCT 23 PM 1:47

LISA C. LLOYD
LINCOLN COUNTY CLERK
ll
DEPUTY

1 Case No.: PR-0901420

2 Dept.:

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

IN THE MATTER OF THE
ESTATE OF:

LU CAMILLE HALES,
Defendant.

ORDER TO PROVE WILL AND
SET ASIDE ESTATE WITHOUT
ADMINISTRATION

It appearing to the satisfaction of the Court that a Petition to Prove Will and Set Aside The Estate Without Administration of the above-named Decedent has been filed, and that notice of the time and place of the hearing thereon has been duly given in the manner prescribed by law, and that no one has objected or presented any reason why said Petition should not be granted.

The Court finds that the gross value of the Nevada Estate of the Decedent, after deducting any encumbrances, does not exceed One Hundred Thousand Dollars (\$100,000.00), and this is a proper case for the whole of the Estate to be set aside, pursuant to the Last Will and Testament of the Decedent and NRS 146.070(1) or pursuant to NRS 146.020(2).

IT IS HEREBY ORDERED, ADJUDICATED AND DECREED:

1. That the Decedent is not believed to have executed a will.
2. That the Nevada Estate of LU CAMILLE HALES, Decedent, is hereby found to include:

Katschke Law, LLC
820 N. Spring St. Suite A
PO Box 703 ♦ Caliente, NV 89008
(775) 726-3162

Katschke Law, LLC
820 N. Spring St. Suite A
PO Box 703 ☼ Caliente, NV 89008
(775) 726-3162

1 **1. Lincoln County, Nevada Assessor's Parcel Number 003-131-02**

2 **A portion of the Southeast Quarter (SE1/4) of the Northeast Quarter (NE1/4) of the**
3 **Northeast Quarter (NE1/4) and the Northeast Quarter (NE1/4 of the Southeast Quarter (SE1/4)**
4 **of Section 7, Township 4 South, Range 67 East M.D.B.&M., described as follows:**

5 **Lot 20 in Block A of the James H. Gottfredson Addition to the City of Caliente, Lincoln**
6 **County, Nevada, as shown on the map thereof recorded August 9, 1963 as Document 40599, in**
7 **the Official Records of Lincoln County, Nevada.**

8 **EXCEPTING THEREFROM all coal, oil, gas and mother minerals within or underlying**
9 **said land reserved in Deed from Los Angeles and Salt Lake Railroad Company, recorded April**
10 **18 1938 in Book E-1 or Real Estates Deeds, page 338, Lincoln County, Nevada records.**

11 **Commonly known as: 1020 Lincoln Street, Caliente, NV 89008.**

12 **3. That this Order shall be used as the document transferring the title to said property; and that the**
13 **whole of Decedent's Estate is hereby transferred, assigned and set aside to the following individuals:**

14 **A. Nathan Eugene Eveland, Decedent's Son, 1314 Oakdale Avenue, West St. Paul, MN 55118.**

15 **B. Bridget M. Eveland, Decedent's Daughter, 538 Rockaway Avenue, Grand Junction, CO**
16 **81501.**

17 **4. That said Estate shall not be further administered upon.**

18 **DATED this 23rd day of October 2020.**

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22 _____
23 **DISTRICT COURT JUDGE**

24 **Prepared By:**
25 **FRANKLIN J. KATSCHKE, Esq.**
26 **Nevada Bar No. 13516**
27 **P.O. Box 703**
28 **Caliente, NV 89008**
 (775) 726-3162
 office@katschkelaw.com
 Attorney for Petitioner, Nathan Eugene Eveland

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 003-131-02
- b) _____
- c) _____
- d) _____

2. Type of Property:

- a) Vacant Land
- b) Single Fam. Res.
- c) Condo/Twnhse
- d) 2-4 Plex
- e) Apt. Bldg
- f) Comm'l/Ind'l
- g) Agricultural
- h) Mobile Home
- Other _____

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sales Price of Property

\$ -0-

Deed in Lieu of Foreclosure Only (value of property) (_____)

Transfer Tax Value: \$ -0-

Real Property Transfer Tax Due \$ -0-

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 5
- b. Explain Reason for Exemption: GRANTEES ARE CHILDREN OF GRANTOR

5. Partial Interest: Percentage being transferred: _____ %

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 ATTORNEY

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: LU CAMILLE LIALES
Address: 1020 LINCOLN ST.
City: CALENTE
State: NV Zip: 89008

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: NATHAN ^{EUGENE} & BRIDGET ^{M.} EVELAND
Address: 1314 OAKDALE AVE.
City: WEST ST. PAUL
State: MN Zip: 55118

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

Print Name: FRANKLIN KATSUJKE Escrow #: _____
Address: 820 N. SPRING ST. - 703
City: CALENTE State: NV Zip: 89008