

LINCOLN COUNTY, NV

2023-166133

\$37.00

RPTT:\$0.00 Rec:\$37.00

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FIRST AMERICAN TITLE INSURANCE COMPANY

OFFICIAL RECORD

AMY ELMER, RECORDER

E99

A.P.N.: 012-180-16

File No: 107-2663405

Recording Requested by:
First American Title Insurance Company

When Recorded Mail To:
Fortress Law & Realty
7995 Blue Diamond Rd #102-642
LV NV 89178

Order Granting Petition for Confirmation of Sale of Real Property

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

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

Administrator:
Jacqueline Hollingsworth
44114 161st Ave E
Eatonville, WA 98328

FILED

2023 OCT 16 PM 4:33

LISA C. LLOYD
LINCOLN COUNTY CLERK
LCL

1 **ORDR**
2 KEITH D. ROUTSONG, ESQ.
3 Nevada Bar No. 14944
4 FORTRESS LAW & REALTY
5 7995 Blue Diamond Rd. Ste 102 #642
6 Las Vegas, NV 89178
7 Telephone: (702) 533-8473
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9 Attorney for Jacqueline Hollingsworth

DISTRICT COURT
LINCOLN COUNTY, NEVADA

8 In the Matter of the Estate of Case No: PR0601823

9 PACITA HOLLINGSWORTH

10 Deceased

12 **ORDER GRANTING PETITION FOR CONFIRMATION OF SALE OF REAL
PROPERTY**

13 The *Petition for Confirmation of Sale of Real Property* (hereafter "Petition") filed by
14 Jacqueline Hollingsworth, in her capacity as Administrator of the Estate of Pacita Hollingsworth,
15 having come on for hearing before this Court on the 13th day of October, 2023 and the Court
16 having reviewed the pleadings and papers on file in this matter, and the Court having determined
17 that due notice of the hearing of such Petition has been given as required by law and that all of
18 the allegations of such Petition are true, and the Court having received no upset bid and good
19 cause otherwise appearing;

21 **IT IS HEREBY ORDERED** that the *Petition for Confirmation of Sale of Real Property*
22 filed by Petitioners, is GRANTED;

24 **IT IS FURTHER ORDERED** that the sale of the real property owned by the Estate to
25 David Lucchesi, Katherine Lucchesi, Steven McCrosky, and Melinda McCrosky, for a total sum
26 of FIFTY THOUSAND and 00/100 DOLLARS (\$50,000.00), payable in cash, is hereby
27 confirmed, which real property is more particularly described as follows:

28

1 THAT PORTION OF THE SOUTHEAST QUARTER (SE 1/4) OF THE
2 NORTHEAST QUARTER (NE 1/4) OF SECTION 7, TOWNSHIP 2 SOUTH,
3 RANGE 68 EAST, M.D.B. & M., DESCRIBED AS FOLLOWS;

4 BEGINNING AT A POINT 780 FEET SOUTH OF THE NORTHWEST
5 CORNER OF THE SAID SOUTHEAST QUARTER (SE 1/4) OF THE
6 NORTHEAST QUARTER (NE 1/4) OF SECTION 7; THENCE EAST 853.35
7 FEET; THENCE SOUTH 40 50 WEST 1127.86 FEET TO THE POINT OF
8 INTERSECTION WITH THE NORTH-SOUTH ONE-SIXTEENTH (1/16TH)
9 SECTION LINE; THENCE NORTH 737.50 FEET TO THE POINT OF
10 BEGINNING.

11 NOTE: THE ABOVE METES AND BOUND DESCRIPTION APPEARED
12 PREVIOUSLY IN THAT CERTAIN DOCUMENT RECORDED NOVEMBER
13 10, 2009, AS INSTRUMENT NO. 0134514.

14 Assessor's Parcel No. 012-180-16

15 Commonly known as 318-Hollow Lane Panaca, NV 89042 Parcel No. 012-180-16

16 (hereafter "Subject Property").

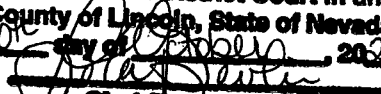
17 **IT IS FURTHER ORDERED** that commissions are to be paid to the buyer and seller
18 agents as follows:

<u>Payee</u>	<u>Percentage of Sale</u>	<u>Price</u>
Sheryl Johnson (Seller/ Buyer Broker)	5%	\$2,500.00

19 **IT IS FURTHER ORDERED** that Jacqueline Hollingsworth, in her capacity as
20 Administrator of the Estate, is authorized and directed to pay the customary and agreed upon
21 closing costs and prorations incident to such sale, including those described in the Residential
22 Purchase Agreement, through a proper escrow established for such purposes; and upon receipt of
23 the net proceeds of the purchase price through such escrow, Jacqueline Hollingsworth is directed
24 to execute appropriate conveyances in favor of such purchaser to be delivered through such
25 escrow and that the proceeds from the sale of the real property be delivered to the FORTRESS
26 LAW AND REALTY IOLTA ACCOUNT.

COPY

This document to which this certificate is attached is a full, true and correct copy of the original, on file 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 20th day of October, 2023.



Clark/Deputy Clerk