

A.P.N. No.:	001-051-05 & 001-051-06
	<i>Exempt # 5</i>
Escrow No.:	86201
Recording Requested By:	
Cow County Title Co.	
When Recorded Mail To:	
MARY ALICE OBERMILLER NUGENT	
108 Bay Ct	
Rockport, TX 78382	



OFFICIAL RECORD
AMY ELMER, RECORDER

E05

(for recorders use only)

2nd ORDER SETTING ASIDE ESTATE WITHOUT ADMINISTRATION
(Title of Document)

XX I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons. (Per NRS 239B.030)

Don-Rita Rice
Signature

Agent
Title

Don-Rita Rice
Print Signature

This page added to provide additional information required by NRS 111.312 Sections 1 - 2 and NRS 239B.030 Section 4.

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

(Additional recording fee applies)

FILED

1 Case No.: PR 0801382

2023 NOV 13 AM 11:05

LISA C. LLOYD
LINCOLN COUNTY CLERK
lps
CLERK

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11 **IN THE EIGHTH JUDICIAL DISTRICT COURT**
12 **IN AND FOR THE COUNTY OF LINCOLN, STATE OF NEVADA**

13 * * * * *

14 In the Matter of the Estate of:
15 LOIS W. OLINGHOUSE OBERMILLER,
Deceased.

16
17 **2ND AMENDED**
18 **ORDER SETTING ASIDE ESTATE WITHOUT ADMINISTRATION**

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

23 The Court finds that the gross value of the Nevada Estate of the Decedent does not exceed
24 One Hundred Thousand Dollars (\$100,000), and that the Decedent left no debts in the state of
25 Nevada nor debts anywhere that need to be satisfied out of the property of the Decedent situate in the
26 state of Nevada; and that this is a proper case for the whole of the Estate to be set aside to Mary Alice
27 Obermiller Nugent as Executrix of the Estate of Lois W. Obermiller, pursuant to NRS 134.100 and
28 that Last Will and Testament of the Decedent dated November 2, 2009;

29 **IT IS HEREBY ORDERED, ADJUDGED, AND DECREED** by the Court that the whole
30 of the Nevada Estate of said LOIS W. OBERMILLER, deceased, be, and the same is hereby assigned
31 and set aside as follows:

1 Mary Alice Obermiller Nugent as Executrix of the Estate of Lois W. Obermiller

2
3 The property of the Nevada Estate which is hereby set aside to the aforementioned persons

4 consists of the real property more particularly described as follows:

5 Lots 2, 3, and 4 in Block 38 of the TOWN OF PIOCHE, excepting therefrom the rear or Northernly
6 18 feet of lot 4 in Block 38, being a strip of land 18 feet by 60 feet of the back of said lot of the TOWN
7 OF PIOCHE, Nevada, as show on Supplement "A" to the Official Map of said Town of Pioche,
8 recorded September 10, 1936 in Book A-1 of Plats, page 61, Lincoln County, Nevada records. 300
9 Highland Road, Pioche, NV 89043 [APN #001-051-05]

10
11 Lot 1 in Block 38 of the TOWN OF PIOCHE, Nevada, as shown on Supplement "A" to the Official
12 Map of said Town of Pioche, recorded September 10, 1936, in Book A-1 of Plats, page 61, Lincoln
13 County, Nevada Records. 300 Highland Road, Pioche, NV 89043. [APN #001-051-06]

14
15 TOGETHER WITH any and all other assets of said Estate now known or hereafter
16 discovered in the state of Nevada.

17 IT IS FURTHER ORDERED, ADJUDGED, AND DECREED that said Estate not be further
18 administered upon.

19 DATED November 13th, 2023.

20
21 
22 _____
23 DISTRICT COURT JUDGE

24 Submitted By:

25 CARLING LAW OFFICE, PC

26 Matthew D. Carling, Esq.

27 MATTHEW D. CARLING, ESQ.

28 Nevada Bar No. 007302

29 2522 West 5550 North

30 Cedar City, UT 84721

31 (702) 419-7330 (office)

32 CedarLegal@gmail.com

33 *Attorney for Mary Alice Obermiller Nugent*

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

14 day of November, 2023.
[Signature]
Clerk/Deputy Clerk

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a) 001-051-06
 b) 001-051-05
 c) _____
 d) _____

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No.	_____
Book _____	Page _____
Date of Recording:	_____
Notes:	

2. Type of Property
 a) Vacant Land
 b) Single Family Res.
 c) Condo/Townhouse
 d) 2-4 Plex
 e) Apartment Bldg.
 f) Commercial/Industrial
 g) Agricultural
 h) Mobile Home
 i) Other: _____

3. a. Total Value/Sales Price of Property _____
 b. Deed in Lieu of Foreclosure Only (Value of Property) _____
 c. Transfer Tax Value _____
 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: parent to child as per Order

5. Partial Interest: Percentage being transferred: 100 %

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: Mary Alice Obermiller Nugent Capacity: Escrow Agent

Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

The Estate of Lois W. Olinghouse
 Obermiller
 Address: 108 Bay Ct
 City/ST/Zip Rockport, TX 78382

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: MARY ALICE OBERMILLER
NUGENT, as to Parcel 1 & Parcel 2
 Address: 108 Bay Ct.
 City/ST/Zip Rockport, TX 78382

COMPANY/PERSON REQUESTING RECORDING (required if not Seller or Buyer)

Company Name: Cow County Title Co. Escrow No.: 86201
 Address: P.O. Box 518, 328 Main Street
 City: Pioche State: NV Zip: 89043

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)