

IN THE THIRD JUDICIAL DISTRICT COURT OF THE STATE OF NEVADA

IN AND FOR THE COUNTY OF EUREKA

IN THE MATTER OF THE GUARDIANSHIP)
OF THE ESTATE OF)

WILLIS SKILLMAN,)

AN INSANE PERSON.)

No. 596

Filed July 23, 1948

Ed Delaney, Clerk

W. R. REYNOLDS, District Judge

ORDER CONFIRMING SALE BY GUARDIAN
OF REAL AND PERSONAL PROPERTY

EDWARD SKILLMAN, as Guardian of the estate of the above named incompetent, having giled herein his Return of Sale of Real and Personal Property, Praying Confirmation, on the 14th day of July, 1948, and the said return coming on for hearing before the above entitled Court and the undersigned Judge thereof this 23 day of July, 1948, and proof being made to the satisfaction of the Court that the Clerk gave notice of the hearing thereof by posting according to law;

And thereupon after examining the return and hearing the evidence the Court finds therefrom that said real and personal property was sold to ED MOYLE for the sum of \$6,500.00, payable in cash upon confirmation of sale and delivery of deed and bill of sale, and that ten per cent of said selling price has been heretofore paid by cashier's check accompanying the written bid as a guaranty of good faith, the said sum of \$6,500.00 being the best bid therefor; that good reason for such sale existed and that it was to the best interest of the estate of said incompetent that sale be made; that said sale was legally and fairly made and conducted; that notice of such sale and of the time, place and terms thereof was duly given in manner and form as prescribed by law and that said notice of sale described said land and personal property as the same are hereinafter described; that said real and personal property was appraised within one year of the time of such sale and that the price obtained at such sale was in excess of the appraised value thereof; that the price obtained therefor is not disproportionate to the value of the property sold; that a sum exceeding said bid at least ten per cent, exclusive of the expense of a new sale, cannot be obtained, and no person objecting thereto or offering a higher price; that the said guardian in all things proceeded with and managed said sale as required by law; and that all of the allegations of said return are true:

NOW, THEREFORE, IT IS HEREBY ORDERED that the sale of the real and personal property hereinafter described to Ed Moyle for the sum of \$6,500.00, payable as follows: 10% or \$650.00 tendered with bid applied as down payment, and balance of \$5,850.00 payable in cash upon delivery of deed and bill of sale, be and the same is hereby confirmed, and the said guardian is directed to execute to said purchaser a deed of conveyance of said real property and a bill of sale of said personal property, to be delivered upon payment of the balance of \$5,850.00 aforesaid. The said real and personal property are described as follows, to wit:

REAL PROPERTY

Lot 15 in Block 41 of the Townsite of Eureka, County of Eureka and State of Nevada, as shown and delineated on the map of the New Survey of said townsite, but formerly described as Lot 14 of Block 41 of said townsite, commonly known as the Eureka Sentinel property, together with the two store brick building thereon situate.

Also Lots 1 and 2, the East 63.42 feet of Lot 3, and the East 44.56 feet of Lot 4 in Block 42 of said Townsite of Eureka according to the map of the New Survey of said townsite but formerly described as Lots 1, 2 and 3 of said Townsite, or portions of said lots, unimproved.

PERSONAL PROPERTY

Motors and motor driven printing machinery and equipment situate in said Eureka Sentinel Building and owned by said incompetent, excepting and excluding all thereof not so owned and particularly excluding one Chandler & Price job press, one AutoCaster, six fonts of new type, all inks and paper stock, linotype metal, etc.

Also all household furniture, stoves, kitchen equipment and kitchen utensils owned by said incompetent in the living quarters on the second floor of said building and all other personal property of the said incompetent in said building other than three trunks and contents stored on the fire floor thereof, and the personal papers of the ward or his said guardian in the same on the premises, family portrait or portraits, and such items of sentimental value to the Skillman family.

AND IT IS FURTHER ORDERED that in view of the fact that the possessory right of the portion of Lot 4 of Block 42 hereinabove referred to is in dispute, and further, that the State Highway passes over all or certain of said lots in Block 42 under conveyance of right of way therefor presumably obtained, and in view of the further fact that although patent to the Townsite of Eureka has issued to the present District Judge as Trustee pursuant to law, deeds to the individual claimants of the property in question have not yet been issued, the deed of conveyance hereinabove authorized may be in quitclaim form, and cover all of the right, title and interest of the said incompetent in the lots in said Block 42 hereinabove described.

DONE IN OPEN COURT this 23 day of July, 1948.

W. R. Reynolds
District Judge

STATE OF NEVADA,)
) SS.
COUNTY OF EUREKA.)

I, Ed Delaney, County Clerk and ex-officio Clerk of the Third Judicial District Court of the State of Nevada, Eureka County, do hereby certify that the annexed is a full, true and correct copy of ORDER CONFIRMING SALE BY GUARDIAN OF REAL AND PERSONAL PROPERTY as appears as of record and on file in my office.

IN TESTIMONY WHEREOF, I have hereunto set my hand officially and affixed the Seal of Said Court, at my office in the town of Eureka, this 23 day of July, A.D., 1948.

(Official Seal)

Ed Delaney, County Clerk.
And ex-officio Clerk of the District Court,
Eureka, County.

Recorded at the request of Robert R. Gill, July 23, A.D., 1948 at 30 minutes past 10 A.M.

Peter Merialdo--Recorder.