

RECORDED
REQUEST OF

Return to:
Trust Department
SANTA MONICA BANK
P. O. Box 550
4th & Arizona
Santa Monica, California 90406

FILED

APR 26 1972

WILLIAM G. SHARP, County Clerk

BY H. JACKSON, DEPUTY

SUPERIOR COURT OF THE STATE OF CALIFORNIA
FOR THE COUNTY OF LOS ANGELES

In the Matter of the Estate of)
FERDINAND HECHINGER,)
Deceased.)

NO. P-540,328
ORDER FOR PRELIMINARY
DISTRIBUTION UNDER WILL

The Petition for Preliminary Distribution of SANTA MONICA BANK, as Administrator-With-The-Will-Annexed of the above named deceased (which petition was erroneously entitled Petition for Approval of Distribution Agreement; and Petition for Preliminary Distribution), came on regularly for hearing in Department 11 of the above entitled Court on February 29, 1972, before the Honorable NORMAN R. DOWDS, Judge Presiding, the Court sitting without a jury, which was expressly waived. JEROME SCHWARTZ and BRIAN J. KENNEDY appeared as co-counsel for petitioner SANTA MONICA BANK. STEPHEN R. RYKOFF appeared as attorney for ALBERT R. HECHINGER and JOEL IRA HECHINGER, having previously filed written Objections to said petition. THOMAS J. GAMBLE of IRSFELD, IRSFELD & YOUNGER appeared as attorneys for PATRICK J. KIGHTLINGER, Executor of the Will of MAMIE JANE HECHINGER, Deceased, having previously filed Points and Authorities in Opposition to the Objections to said petition. STANLEY L. HECHINGER appeared in propria persona.

Evidence, both oral and documentary, having been introduced, the cause having been argued orally and thereafter having

1 been duly submitted for decision, and the Court having examined
 2 said petition and other pleadings filed in connection therewith
 3 and in opposition thereto and having heard the evidence, and the
 4 Court having heretofore made and caused to be filed its written
 5 Findings of Fact and Conclusions of Law, finds that due notice of
 6 the hearing of said petition has been given as required by law,
 7 that ALBERT R. HECHINGER, Trustee named in the Will of said
 8 FERDINAND HECHINGER hereinbelow described, has consented in
 9 *that in Substantive Tax Attorney has consented to the preliminary distribution*
 10 writing on file herein to serve as such Trustee, and hereby orders
 11 preliminary distribution of certain assets of the estate of said
 12 FERDINAND HECHINGER, as follows:

13 IT IS HEREBY ORDERED, ADJUDGED AND DECREED that prelim-
 14 inary distribution of the assets hereinbelow described be made,
 15 in accordance with the Last Will and Testament of FERDINAND
 16 HECHINGER, dated the 9th day of September, 1968, and duly ad-
 17 mitted to probate herein, as follows:

18 Sixty-two and one-half percent (62½%) of an undivided
 19 interest, as tenant in common, to ALBERT R. HECHINGER;

20 Thirty-seven and one-half percent (37½%) of an undivided
 21 interest, as tenant in common, to ALBERT R. HECHINGER, Trustee,
 22 in trust for the following uses and purposes:

23 The Trustee shall pay to or apply for the benefit of
 24 JOEL I. HECHINGER, son of said decedent, the net income of the
 25 Trust Estate and in addition thereto, such sums out of principal
 26 of the Trust Estate as the Trustee in his sole discretion shall
 27 deem necessary to provide for the support and maintenance of said
 28 JOEL I. HECHINGER. Such principal invasion may also be made by
 29 said Trustee in his sole discretion to terminate the Trust earlier
 30 than the mandatory distribution provisions hereinafter set forth.

31 Upon said JOEL I. HECHINGER attaining the age of twenty-
 32 five (25) years, one-half (½) of the principal and undistributed
 income shall be distributed to him; upon his attaining the age of

1 thirty (30) years, the balance of the principal and undistributed
2 income shall be distributed to said JOEL I. HECHINGER and the
3 trust created for him shall terminate.

4 In the event that said JOEL I. HECHINGER shall not sur-
5 vive distribution of the Trust Estate, then and in such event the
6 principal and undistributed income of the Trust created shall be
7 distributed to his issue per stirpes or, if he shall die failing
8 issue, then to ALBERT R. HECHINGER, son of said decedent.

9 Notwithstanding the foregoing, if any portion of the
10 Estate of said decedent is in any contingency capable of being
11 held in Trust for a longer period than is permitted by the law of
12 the state of the domicile of said FERDINAND HECHINGER, or if in
13 any such contingency the vesting of any interest under his said
14 Will may occur after the expiration of such permissive period,
15 then upon the happening of any such contingency, such portion of
16 the Estate of said decedent shall not be held in further Trust,
17 but shall rather be paid over absolutely to the person or persons
18 to whom, and in the proportions in which the income therefrom was
19 payable.

20 Upon any division or partial or final distribution of
21 the property of the Trust Estate, as herein provided, the Trustee
22 may divide or distribute such property in kind, including un-
23 divided interests therein, or in his absolute discretion the
24 Trustee may sell all or any part of such property and make such
25 division or distribution in cash or partly in cash and partly in
26 kind; and the decision of the Trustee as to what constitutes a
27 proper division of the Trust Estate either prior to or upon any
28 distribution thereof shall be binding upon all of the beneficiar-
29 ies.

30 The Trustee is authorized to retain in the Trust, for
31 such time as he may deem advisable, any property received by him
32 hereunder, whether or not of the character permitted by law for

1 the investment of Trust funds; and to continue and operate any
2 business which he may receive hereunder; so long as in his ab-
3 solute discretion the Trustee may deem it advisable to do so,
4 The Trustee shall have the power, with respect to the
5 property of the Trust Estate or any part hereof, and upon such
6 terms and in such manner as he may deem advisable, to sell, con-
7 vey, exchange, convert, improve, repair, manage, operate and con-
8 trol; to lease for terms within or beyond the term of this Trust
9 and for any purpose, including exploration for and removal of gas,
10 oil and other minerals; to borrow money for any Trust purpose, and
11 to encumber or hypothecate by mortgage, deed of trust, pledge or
12 otherwise; to carry insurance of such kinds and in such amounts
13 as the Trustee may deem advisable at the expense of the Trust;
14 to compromise or otherwise adjust any claims against or in favor
15 of the Trust; to commence or defend such litigation with respect
16 to the Trust or any property of the Trust Estate as he may deem
17 advisable, at the expense of the Trust; to invest and reinvest
18 the Trust funds in such property as the Trustee may deem advis-
19 able, whether or not of the character permitted by law for the
20 investment of Trust funds, and with respect to securities held
21 in the Trust, to vote, give proxies and pay assessments or other
22 charges, to participate in foreclosures, reorganizations, con-
23 solidations, mergers and liquidations, and incident thereto to
24 deposit securities with and transfer title to any protective or
25 other committee upon such terms as the Trustee may deem advisable,
26 and to exercise or sell stock subscription or conversion rights,
27 and the Trustee shall have such additional powers as may now or
28 hereafter be conferred upon him by law or as may be necessary to
29 enable the Trustee to administer this Trust in accordance with
30 the provisions of said Will of said decedent, subject to any
31 limitations thereof that may be provided for in said Will.

32 The Trustee, in the Trustee's discretion, may make pay-

1 ments directly to a minor if in the Trustee's judgment the minor
2 is of sufficient age and maturity to spend the money properly.

3 There need be no physical segregation or division of
4 the various Trusts except as segregation or division may be re-
5 quired by the termination of any of the Trusts, but the Trustee
6 shall keep separate accounts for the different undivided interests.

7 ALBERT R. HECHINGER, in his capacity as Trustee under
8 said Will of said decedent, need not provide bond.

9 The assets to be distributed in accordance with this
10 preliminary distribution are described as follows:
11
12
13
14
15
16
17
18
19
20
21
22
23
24
25
26
27
28
29
30
31
32

5.

1 Each of the following assets is listed with its principal balance
2 due as of October 12, 1971, and each of said assets is related to
3 Unimproved real property unless otherwise indicated;

4 1. \$4,800.00 T. D. note of Michael Berger dated 5/6/67,
5 payable \$48.00 or more monthly including interest at
6 6% per annum until paid.

7 SECURED by Deed of Trust on all of that real property
8 situated in Eureka County, Nevada, described as follows,
9 Township 29 North, Range 52 East, N.D.B. & M., Section
10 31, S $\frac{1}{2}$ S $\frac{1}{2}$; RECORDED

11 Principal balance \$ 3,445.72

12 2. \$1,000.98 T. D. note of Benny L. Berry and Zanna M.
13 Berry dated 2/25/68, payable \$15.00 or more monthly
14 including interest at 6% per annum until paid.

15 SECURED by Deed of Trust on the south $\frac{1}{2}$ of the south $\frac{1}{2}$
16 of the north $\frac{1}{2}$ of the southwest $\frac{1}{4}$ of Section 25, Town-
17 ship 7 South, Range 7 East, S.B.B. & M.; RECORDED
18 March 15, 1968 as Document No. 23903 in the office of
19 the County Recorder of Riverside County, California.

20 Principal balance \$ 543.70

21 3. Undivided one-half interest in \$2,000.00 indebtedness
22 of Robert W. and Barbara Anne Bremer;

23 SECURED by unrecorded land contract dated 9/18/64,
24 payable \$20.00 or more monthly including interest at
25 6% per annum until paid, on:

26 The Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 35,
27 Township 31 South, Range 43 East, Mount Diablo
28 Meridian, in the County of San Bernardino, State of
29 California, according to the official plat thereof.

30 Principal balance \$ 494.67

31 4. \$1,500.00 indebtedness of Silas A. and Gladys G.
32 Brookey;

SECURED by unrecorded land contract dated 1/6/65,
payable \$15.00 or more monthly including interest at
6% per annum until paid, on:

The East $\frac{1}{2}$ of the East $\frac{1}{2}$ of the Northeast $\frac{1}{4}$ of Lot
6, Section 19, Township 9 South, Range 13 East, San
Bernardino Meridian, in the County of Imperial,
State of California, according to the official plat
thereof.

EXCEPTING a strip of land 200 feet wide, lying equally
on each side of main line, side switch or spur tracks
or branch line of Southern Pacific Company, as same
are now or hereafter be constructed upon, across or
adjacent to said land, reserved by Southern Pacific
Land Company, with right to use all water naturally

1 rising upon or flowing over said land which may be
 2 needed for the operation and repair of such railroad
 3 and right to conduct same as well as water rising upon
 4 other land over the land herein described in pipes
 5 or aqueducts for the purposes aforesaid, by deed re-
 6 corded August 8, 1958 in Book 997, page 612 of Official
 7 Records.

8 Including full oil, gas and mineral rights.

9 Principal balance: \$ 388.54

- 10 5. 6,000.00 T. D. Note of David A. Kamm, and Joan J. Kamm,
 11 (Present payor: Michael Caffey and Ann Caffey) dated
 12 October 24, 1962, payable \$70.00 or more monthly
 13 including interest at 6% per annum until paid.

14 SECURED by Deed of Trust on all of that real property
 15 situated in San Bernardino, California, and described
 16 as follows: the North $\frac{1}{2}$ of the North $\frac{1}{2}$ of the South-
 17 west $\frac{1}{4}$ of Section 11, Township 9 North, Range 3 West,
 18 S.B.B. & M., according to United States Government Plat
 19 thereof, dated September 3, 1855; RECORDED December
 20 6, 1962, in Book 5813, Page 914, in the office of the
 21 County Recorder of San Bernardino, California.

22 Principal balance \$ 528.09

- 23 6. \$1,626.50 T. D. Note of Louis Celaya dated 10/16/70,
 24 payable \$25.00 or more monthly including interest at
 25 6% per annum until paid.

26 SECURED by a Deed of Trust on the Northwest $\frac{1}{4}$ of the
 27 Southeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 36, Township
 28 8 North, Range 5 West, San Bernardino Meridian, in the
 29 County of San Bernardino, State of California, according
 30 to the official plat of said land.

31 EXCEPTING all oil, gas oil shale, coal, phosphate,
 32 sodium, gold, silver, and all other mineral deposits
 33 contained in said land, together with the right to
 34 drill for and extract such deposits of oil and gas,
 35 or gas, and to prospect for, mine and remove such
 36 deposits of other minerals from said land and to
 37 occupy and use so much of the surface of said land as
 38 may be required therefor, upon compliance with the
 39 conditions and subject to the provisions and limitations
 40 of Chapter 5, Part I, Division 8 of the Public Re-
 41 sources Code, as reserved to the State of California
 42 by Patent dated September 25, 1953, and recorded
 43 November 10, 1953 in book 3274 page 400, Official
 44 Records.

45 Principal balance \$ 1,382.53

- 46 7. \$1,833.33 T. D. Note of Philip Chandler and June
 47 Dixon Chandler dated 11/14/66, payable \$20 or more
 48 monthly including interest at 6% per annum until
 49 paid.

50 SECURED by Deed of Trust on the West $\frac{1}{2}$ of the West $\frac{1}{2}$
 51 of Lot Two of Tract #517, as per map recorded in Book
 52 4 at page 12 of Record of Surveys, records of Imperial

- 1 County, RECORDED February 10, 1967, in Book 1241,
2 Page 9, in the office of the County Recorder of Imperial
3 County, California.
- 4 Principal balance \$ 1,109.02
- 5 8. \$1,833.34 T. D. Note of Philip Chandler and June
6 Dixon Chandler dated 11/14/66, payable \$20 or more
7 monthly including interest at 6% per annum until paid.
8 SECURED by Deed of Trust on the East $\frac{1}{2}$ of the West $\frac{1}{2}$
9 of Lot Two, Tract #517, as per map recorded in Book
10 4, at page 12 of Record of Surveys, records of Imperial
11 County, RECORDED February 10, 1967, in Book 1241,
12 page 10, in the office of the County Recorder of
13 Imperial County, California
- 14 Principal balance \$ 1,109.02
- 15 9. \$1,833.33 T. D. Note of Philip Chandler and June Dixon
16 Chandler dated 11/14/66, payable \$20.00 or more monthly
17 including interest at 6% per annum until paid.
18 SECURED by Deed of Trust on the West $\frac{1}{2}$ of the East $\frac{1}{2}$
19 of Lot Two, Tract #517, as per map recorded in Book
20 4, at page 12 of Record of Surveys, records of Imperial
21 County, RECORDED February 10, 1967, in Book 1241,
22 Page 11, in the office of the County Recorder of
23 Imperial County, California.
- 24 Principal balance \$ 1,109.02
- 25 10. \$4,000.00 indebtedness of H. W. Collnohm;
26 SECURED by unrecorded land contract dated 10/3/67,
27 payable \$40.00 or more monthly including interest at
28 6% per annum until paid, on:
29 The West $\frac{1}{2}$ of the East $\frac{1}{2}$ of the Northwest $\frac{1}{4}$ of
30 Section 33, Township 11 North, Range 5 East, San
31 Bernardino Meridian, in the County of San Bernardino,
32 State of California
- Including full oil, gas and mineral rights.
- Principal balance: \$ 1,433.52
11. \$2,002.96 T. D. Note of Morris S. Farkas dated 3/30/68,
payable \$25.00 or more monthly including interest at
6% per annum until paid.
- SECURED by Deed of Trust on the north $\frac{1}{2}$ of the north $\frac{1}{2}$
of the southwest $\frac{1}{4}$ of the northeast $\frac{1}{4}$ of Section 14,
Township 6 North, Range 5 West, S.B.B. & M.; RECORDED
April 11, 1968, in Book 7007, Page 610, in the office
of the County Recorder of San Bernardino County,
California.
- Principal balance \$ 1,304.54
12. \$3,000.00 indebtedness of Morris S. Farkas;

1 SECURED by unrecorded land contract dated 2/2/68,
2 payable \$30.00 or more monthly including interest at
3 6% per annum until paid, on:

4 The South $\frac{1}{2}$ of the South $\frac{1}{2}$ of the West $\frac{1}{2}$ of Lot 1
5 of the Northeast $\frac{1}{4}$ of Section 3, Township 9 South,
6 Range 12 East, San Bernardino Meridian, County of
Imperial, State of California, according to the
official plat thereof.

7 Principal balance \$ 2,584.66

8 13. \$904.01 T. D. Note of Charles Fink dated 10/19/70,
9 payable \$15.00 or more monthly including interest
10 at 6% per annum until paid.

11 SECURED by Deed of Trust on the East $\frac{1}{2}$ of the East $\frac{1}{2}$
12 of the Northwest $\frac{1}{4}$ of Government Lot 6 of Section 19,
13 Township 9 South, Range 13 East, San Bernardino Mer-
14 idian, in the County of Imperial, State of California,
15 according to the official plat thereof.

16 EXCEPTING a strip of land 200 feet wide lying equally
17 on each side of main line, side, switch, or spur tracks
18 or branch line of Southern Pacific Company, as same
19 are now or hereafter be constructed upon, across or
20 adjacent to said land, reserved by Southern Pacific
21 Land Company by deed recorded August 3, 1958 in Book
22 997, page 612 of Official Records.

23 Principal balance \$ 741.19

24 14. \$1,816.36 T. D. Note of A. L. Gaither, Sr. dated
25 5/5/70 payable \$30.00 or more monthly including interest
26 at 6% per annum until paid.

27 SECURED by a Deed of Trust on the East $\frac{1}{2}$ of the North-
28 west $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 17, Township 10
29 North, Range 3 West, San Bernardino Meridian, in the
30 County of San Bernardino, State of California, according
31 to the official plat of said land approved by the
32 Surveyor General January 12, 1857.

33 Including full oil, gas and mineral rights. Reserving
34 an easement for the use of the public over the north
35 15 feet and over the east 15 feet of said property,
36 for purposes of ingress and egress, and for the instal-
37 lation and maintenance of public utilities.

38 Principal balance \$ 1,329.44

39 15. \$1,250.00 indebtedness of Treva Hacker, Trustee for
40 Richard C. Hacker;

41 SECURED by unrecorded land contract dated 1/16/68,
42 payable \$12.00 or more monthly including interest at
43 6% per annum until paid, on:

44 The Northeast $\frac{1}{4}$ of the Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$
45 of Section 16, Township 11 North, Range 2 West, San
46 Bernardino Meridian, in the County of San Bernardino,
47 State of California, according to the official plat
48 thereof.

1 Principal balance \$ 995.40

2 16. \$1,807.68 T. D. Note of Anne Hadley dated 4/25/68,
3 payable \$30.00 or more monthly including interest at
6% per annum until paid.

4 SECURED by Deed of Trust on the south $\frac{1}{2}$ of the north
5 $\frac{1}{2}$ of the southeast $\frac{1}{4}$ of the northeast $\frac{1}{4}$ of Section 14,
6 Township 6 North, Range 5 West, S.B.B. & M.; RECORDED
May 29, 1968, in Book 7034, Page 62, in the office of
the County Recorder of San Bernardino County, California.

7 Principal balance \$ 774.53

8 17. \$2,500.00 indebtedness of Anne Hadley;

9 SECURED by unrecorded land contract dated 10/25/65,
10 payable \$25.00 or more monthly including interest
at 6% per annum until paid, on:

11 The Southwest $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of the Northwest
12 $\frac{1}{4}$ of Section 36, Township 8 North, Range 5 West, San
Bernardino Meridian, in the County of San Bernardino,
13 State of California, according to the official plat
of said land.

14 EXCEPTING all oil, gas, oil shale, coal, phosphate,
15 sodium, gold, silver and all other mineral deposits
contained in said land, together with the right to
16 drill for and extract such deposits of oil and gas,
or gas, and to prospect for, mine and remove such
17 deposits of other minerals from said land and to
occupy and use so much of the surface of said land
as may be required therefor, upon compliance with
18 the conditions and subject to the provisions and
limitations of Chapter 5, Part I, Division 6 of the
19 Public Resources Code, as reserved to the State of
20 California by Patent dated September 25, 1953 and
recorded November 10, 1953 in book 3274, page 400,
21 Official Records.

22 Principal balance \$ 1,185.78

23 18. \$2,500.00 indebtedness of Bob G. Holland and
Virginia L. Holland;

24 SECURED by unrecorded land contract dated 10/7/65,
25 payable \$25.00 or more monthly including interest
at 6% per annum until paid, on:

26 The North $\frac{1}{2}$ of the North $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of
27 the Northeast $\frac{1}{4}$ of Section 14, Township 6 North,
Range 5 West, San Bernardino Meridian, in the
28 County of San Bernardino, State of California, ac-
cording to the official plat thereof.

29 Principal balance \$ 1,465.65

30 19. \$1,500.00 indebtedness of Robert Humble and
31 Bertha Humble;

32 SECURED by unrecorded land contract dated 4/11/67,
payable \$15.00 or more monthly including interest

- 1 at 6% per annum until paid, on;
- 2 The Southwest $\frac{1}{4}$ of Government Lot 5, in the South-
- 3 west $\frac{1}{4}$ of Section 29, Township 11 North, Range 5
- 4 East, San Bernardino Meridian, in the County of
- 5 San Bernardino, State of California, according to
- 6 the official plat thereof.
- 7 Principal balance \$ 998.83
- 8 20. \$375.00 T. D. Note of Brian F. Hyland dated 12/8/67,
- 9 payable \$3.75 or more monthly including interest
- 10 at 6% per annum until paid.
- 11 SECURED by Deed of Trust on the Southwest quarter
- 12 of the Northeast quarter of Section 17, Township 7
- 13 North, Range 6 West, S.B.B. & M., according to the
- 14 official plat thereof; RECORDED December 15, 1967,
- 15 in Book 6941, Page 818, in the office of the County
- 16 Recorder of San Bernardino County, California.
- 17 Principal balance \$ 147.76
- 18 21. \$375.00 T. D. Note of Brian F. Hyland dated 12/8/67,
- 19 payable \$3.75 or more monthly including interest
- 20 at 6% per annum until paid.
- 21 SECURED by Deed of Trust on the Southeast quarter
- 22 of the Northwest quarter of Section 17, Township 7
- 23 North, Range 6 West, S.B.B. & M., according to the
- 24 official plat thereof; RECORDED December 15, 1967,
- 25 in Book 6941, Page 821, in the office of the County
- 26 Recorder of San Bernardino County, California.
- 27 Principal balance \$ 147.78
- 28 22. \$375.00 T. D. Note of Brian F. Hyland dated 12/8/67,
- 29 payable \$3.75 or more monthly including interest
- 30 at 6% per annum until paid.
- 31 SECURED by Deed of Trust on the Southwest quarter
- 32 of the Northwest quarter of Section 17, Township 7
- North, Range 6 West, S.B.B. & M., according to the
- official plat thereof; RECORDED December 15, 1967,
- in Book 6941, Page 823, in the office of the County
- Recorder of San Bernardino County, California.
- Principal balance \$ 147.78
23. See explanation following Item 55 below.
24. \$995.00 indebtedness of Dolores J. Jenkins;
- SECURED by unrecorded land contract dated 3/27/68,
- payable \$10.00 or more monthly including interest
- at 6% per annum until paid, on:
- The West $\frac{1}{2}$ of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$
- of Section 31, Township 7 South, Range 7 East,
- San Bernardino Base and Meridian, in the County
- of Riverside, State of California, according to
- the official plat thereof.

- 1 Principal balance \$ 901.94
- 2 25. \$1,500.00 indebtedness of David A. Kamm;
- 3 SECURED by unrecorded land contract dated 8/20/62,
- 4 payable \$15.00 or more monthly including interest
- 5 at 6% per annum until paid, on:
- 6 The East one-half of the Southeast one-quarter of
- 7 the Northwest one-quarter of the Southeast one-
- 8 quarter of Section 31, Township 9 North, Range 4
- 9 East, San Bernardino Meridian, in the County of
- 10 San Bernardino, State of California, according to
- 11 the official plat thereof.
- 12 Principal balance \$ 407.73
- 13 26. \$3,000.00 T. D. Note of David A. Kamm and Joan
- 14 J. Kamm dated 8/27/62, payable \$30.00 or more
- 15 monthly including interest at 6% per annum until
- 16 paid.
- 17 SECURED by Deed of Trust on the Northwest quarter
- 18 of the Southwest quarter of the Northeast quarter
- 19 of Section 12, Township 9 North, Range 1 East,
- 20 S.B.B. & M.; RECORDED October 10, 1962, in Book
- 21 5782, Page 25, in the office of the County Recorder
- 22 of San Bernardino County, California.
- 23 Principal balance \$ 862.07
- 24 27. Undivided one-half interest in \$2,000.00 indebted-
- 25 ness of Mitchel Keolian and Jasmine Keolian;
- 26 SECURED by unrecorded land contract dated 10/6/65,
- 27 payable \$20.00 or more monthly including interest
- 28 at 6% per annum until paid, on:
- 29 The Northwest $\frac{1}{2}$ of the Northwest $\frac{1}{4}$ of Section 35,
- 30 Township 31 South, Range 43 East, Mount Diablo
- 31 Meridian, in the County of San Bernardino, State of
- 32 California, according to the official plat thereof.
- EXCEPT one-half of all minerals of whatever kind or
- character, oil, gas or other hydrocarbon substances,
- in, on or under said land as reserved in the deed
- from Howard W. Hunter and Clara J. Hunter, recorded
- December 16, 1957 in book 4392 page 461, Official
- Records.
- Principal balance \$ 560.55
28. \$2,623.18 T. D. Note of Sam Lehrer and Rochelle
- A. Lehrer dated 4/22/70, payable \$40.00 or more
- monthly including interest at 6% per annum until
- paid.
- SECURED by Deed of Trust on the East $\frac{1}{2}$ of the East
- $\frac{1}{2}$ of the North $\frac{1}{2}$ of the West $\frac{1}{2}$ of the West $\frac{1}{2}$ of that
- portion of Section 31, Township 12 South, Range 12
- East, San Bernardino Meridian, in the County of
- Imperial, State of California, according to the of-
- ficial plat thereof, lying between the East line of

the West 1/6 of said Section 31, and the West line of the East 1/3 of said Section 31.

EXCEPTING any portion thereof included within the boundaries of State Highway.

ALSO EXCEPTING one-half of all oil, gas and mineral rights, reserved by Aurelio Sancioni et ux, by deed recorded April 29, 1954, in Book 884, Page 123 of Official Records.

Principal balance \$ 1,999.63

29. \$1,800.00 indebtedness of Henry Lodge;

SECURED by unrecorded land contract dated 11/22/66, payable \$18.00 or more monthly including interest at 6% per annum until paid, on:

The Northwest 1/4 of the Southwest 1/4 of the Southeast 1/4 of Section 2, Township 4 North, Range 5 West, San Bernardino Meridian, in the County of San Bernardino, State of California, according to the official plat thereof.

EXCEPT therefrom that portion conveyed to the Southern California Edison Company by deed recorded May 20, 1965 in book 6394 page 390 of Official Records.

Principal balance \$ 954.99

30. \$995.00 indebtedness of Louis Manyoki;

SECURED by unrecorded land contract dated 3/11/68, payable \$10.00 or more monthly including interest at 6% per annum until paid, on:

The East 1/2 of the Northeast 1/4 of the Northeast 1/4 of Section 31, Township 7 South, Range 7 East, San Bernardino Base and Meridian, in the County of Riverside, State of California, according to the official plat thereof.

Principal balance \$ 749.66

31. Undivided one-half interest in \$2,400.00 indebtedness of Amado Rene Marroquin;

SECURED by unrecorded land contract dated 11/2/66, payable \$24.00 or more monthly including interest at 6% per annum until paid, on:

The Southeast 1/4 of the Northwest 1/4 of Section 35, Township 31 South, Range 43 East, Mount Diablo Meridian, in the County of San Bernardino, State of California, according to the official plat thereof.

EXCEPT one-half of all minerals of whatever kind or character, oil, gas and other hydrocarbon substances, in, on or under said land, as reserved in the deed from Howard W. Hunter and Clara J. Hunter, recorded December 16, 1957 in book 4392 page 461,

1 Official Records

2 Principal balance \$ 861.47

3 32. \$413.42 T. D. Note of John W. McVey dated 5/1/70,
4 payable \$12.00 or more monthly including interest
at 6% per annum until paid.5 SECURED by Deed of Trust on the North $\frac{1}{2}$ of the South
6 $\frac{1}{2}$ of the North $\frac{1}{2}$ of the Northwest $\frac{1}{4}$ of Section 25,
7 Township 7 South, Range 7 East, San Bernardino Meri-
dian, in the County of Riverside, State of California.8 Including full oil, gas and mineral rights. Reserving
an easement for public highway over the west 30 feet
9 of said land.

10 Principal balance \$ 226.38

11 33. See explanation following Item 55 below.

12 34. \$1,500.00 indebtedness of Betty J. Navarro;

13 SECURED by unrecorded land contract dated 2/2/67,
14 payable \$15.00 or more monthly including interest
at 6% per annum until paid, on:15 The East $\frac{1}{2}$ of the East $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of
16 Government Lot 6, Section 19, Township 9 South,
Range 13 East, San Bernardino Meridian, in the
County of Imperial, State of California, accord-
17 ing to the official plat thereof.18 EXCEPTING a strip of land 200 feet wide lying
19 equally on each side of main line, side, switch
or spur tracks or branch line of Southern Pacific
20 Company, as same are now or hereafter be con-
structed upon, across or adjacent to said land,
21 reserved by Southern Pacific Land Company by deed
recorded August 8, 1958 in Book 997, page 612 of
Official Records.

22 Principal balance \$ 1,163.53

23 35. \$1,677.83 T. D. Note of Ernest Nichols and Janis
24 Nichols dated 5/5/70, payable \$25.00 or more month-
ly including interest at 6% per annum until paid.25 SECURED by Deed of Trust on the South $\frac{1}{2}$ of the North
26 $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of Section
14, Township 6 North, Range 5 West, San Bernardino
27 Meridian, in the County of San Bernardino, State of
California.

28 Including full oil, gas and mineral rights.

29 Principal balance \$ 1,274.09

30 36. \$3,490.14 T. D. Note of Earl W. Parrish and
31 Myrtle Parrish dated 5/5/70, payable \$50.00 or
32 more monthly including interest at 6% per annum
until paid.

1 SECURED by Deed of Trust on the Northwest $\frac{1}{4}$
 2 of the Northeast $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of
 3 Section 12, Township 9 North, Range 1 East,
 San Bernardino Meridian, in the County of San
 Bernardino, State of California.

4 Including one-half ($\frac{1}{2}$) of all oil, gas and
 5 mineral rights.

6 Principal balance

\$ 2,698.84.

7 37. See explanation following Item 55 below.

8 38. \$1,127.41 T. D. Note of Walter C. Perkins and Grace
 9 L. Perkins dated 10/19/65, payable \$20.00 or
 more monthly including interest at 6% per annum
 until paid.

10 SECURED by Deed of Trust on the south $\frac{1}{2}$ of the
 11 north $\frac{1}{2}$ of the southeast $\frac{1}{4}$ of the northeast $\frac{1}{4}$
 12 of Section 25, Township 7 South, Range 7 East,
 S.B.B. & M.; RECORDED December 9, 1965 as Docu-
 13 ment No. 138087 in the office of the County Re-
 recorder of Riverside County, California.

14 Principal balance

\$ 55.28

15 39. \$2,500.00 indebtedness of William C. Petru and
 Claire M. Petru;

16 SECURED by unrecorded land contract dated 4/7/67,
 17 payable \$25.00 or more monthly including interest
 at 6% per annum until paid, on:

18 The South $\frac{1}{2}$ of Government Lot 4, in the Southwest
 19 $\frac{1}{4}$ of Section 29, Township 11 North, Range 5 East,
 San Bernardino Meridian, in the County of San
 Bernardino, State of California, according to the
 20 official plat thereof.

21 Principal balance

\$ 1,724.12

22 40. \$820.59 T. D. Note of Dan Reed dated 10/19/70,
 23 payable \$15.00 or more monthly including interest
 at 6% per annum until paid.

24 SECURED by Deed of Trust on the West $\frac{1}{2}$ of the East
 25 $\frac{1}{2}$ of the Southeast $\frac{1}{4}$ of Government Lot 6 of the
 Southwest $\frac{1}{4}$ of Section 19, Township 9 South, Range
 26 13 East, San Bernardino Meridian, in the County of
 Imperial, State of California, according to the of-
 27 ficial plat thereof.

28 EXCEPTING a strip of land 200 feet wide lying equally
 29 on each side of main line, side, switch or spur
 tracks or branch line of Southern Pacific Company, as
 30 same are now or hereafter be constructed upon, across
 or adjacent to said land, reserved by Southern Pacific
 31 Land Company by deed recorded August 8, 1958 in Book
 997, page 612 Official Records.

32 Principal balance

\$ 682.18

- 1 41. \$3,956.23 T. D. Note of Barry Ross dated 7/10/63,
2 payable \$45.00 or more monthly including interest
3 at 6% per annum until paid.
- 4 SECURED by Deed of Trust on the south $\frac{1}{2}$ of the south-
5 east $\frac{1}{2}$ of the northeast $\frac{1}{2}$ of Section 25, Township 7
6 South, Range 7 East, S.B. & M., being 20 acres more
7 or less, according to U.S. Government Survey; RECORDED
8 August 1, 1963, in Book 3455, Page 45, in the office
9 of the County Recorder of Riverside County, California.
- 10 Principal balance \$ 850.53
- 11 42. \$3,500.00 indebtedness of Joann Marie Sale;
- 12 SECURED by unrecorded land contract dated 11/22/66,
13 payable \$35.00 or more monthly including interest
14 at 6% per annum until paid, on:
- 15 The Northeast $\frac{1}{2}$ of the Southwest $\frac{1}{2}$ of the South-
16 east $\frac{1}{2}$ of Section 2, Township 4 North, Range 5
17 West, San Bernardino Meridian, in the County of
18 San Bernardino, State of California, according to
19 the official plat thereof.
- 20 Principal balance \$ 2,161.79
- 21 43. \$1,320.96 T. D. Note of Joann M. Sale dated 11/24/69,
22 payable \$20.00 or more monthly including interest
23 at 6% per annum until paid.
- 24 SECURED by Deed of Trust on the south 198 feet of
25 the north $\frac{1}{2}$ of the southeast $\frac{1}{2}$ of the southeast $\frac{1}{2}$
26 of the northeast $\frac{1}{2}$ of Section 5, Township 4 North,
27 Range 17 West, San Bernardino Base Line and Meridian.
- 28 Including all oil, gas and mineral rights.
- 29 Principal balance \$ 1,010.36
- 30 44. \$990.00 indebtedness of Curtis Sanders and Esther
31 Sanders;
- 32 SECURED by unrecorded land contracts dated 11/15/61
in the original amount of \$495.00, and 12/15/61 in
the original amount of \$495.00, payable as a single
indebtedness \$10.00 or more monthly including in-
terest at 6% per annum until paid, on:
- PARCEL I - The North 132 feet of the West $\frac{1}{2}$ of the
West $\frac{1}{2}$ of Lot 2, of Section 5, Township 4 North,
Range 17 West, San Bernardino Meridian, in the
County of Los Angeles, State of California, accord-
ing to the official plat thereof.
- PARCEL II - The South 132 feet of the North 264 feet
of the East $\frac{1}{2}$ of the East $\frac{1}{2}$ of the South $\frac{1}{2}$ of Lot 2,
of Section 5, Township 4 North, Range 17 West, San
Bernardino Meridian, in the County of Los Angeles,
State of California, according to the official plat
thereof.
- Principal balance \$ 324.57

- 1 45. \$2,785.34 T. D. Note of James A. Niforopulos and
 2 Mary Lou Niforopulos and James A. Schulle dated
 3 5/5/70, payable \$45.00 or more monthly including
 interest at 6% per annum until paid.

4 SECURED by Deed of Trust on the Northwest $\frac{1}{4}$ of the
 5 Southeast $\frac{1}{4}$ of the Southeast $\frac{1}{4}$ of Section 2, Town-
 6 ship 4 North, Range 5 West, San Bernardino Meridian,
 in the County of San Bernardino, State of California,
 according to the official map of said land approved
 by the Surveyor General, July 25, 1856.

7 Reserving an easement for the use of the public over
 8 the north 15 feet and the east 15 feet of said prop-
 9 erty, for purposes of ingress and egress, and for
 installation and maintenance of public utilities.

10 Principal balance \$ 2,064.63

- 11 46. \$3,000.00 indebtedness of Leo N. Sherwood;

12 SECURED by unrecorded land contract dated 4/22/64,
 13 payable \$30.00 or more monthly including interest
 at 6% per annum until paid, on:

14 The West $\frac{1}{2}$ of the Northwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$
 15 of Section 17, Township 10 North, Range 3 West,
 San Bernardino Meridian, in the County of San
 Bernardino, State of California, according to
 16 the official plat thereof.

17 Principal balance \$ 1,330.23

- 18 47. See explanation following Item 55 below.

- 19 48. See explanation following Item 55 below.

- 20 49. \$1,500.00 indebtedness of Mary Jane Southgate;

21 SECURED by unrecorded land contract dated 4/5/67,
 22 payable \$15.00 or more monthly including interest
 at 6% per annum until paid, on:

23 The East $\frac{1}{2}$ of the South $\frac{1}{2}$ of Government Lot 5, in
 24 the Southwest $\frac{1}{4}$ of Section 29, Township 11 North,
 Range 5 East, San Bernardino Meridian, in the County
 of San Bernardino, State of California, according
 25 to the official plat thereof.

26 Principal balance \$ 1,327.44

- 27 50. \$1,500.00 indebtedness of Anne D. Theard;

28 SECURED by unrecorded land contract dated 10/12/64,
 29 payable \$15.00 or more monthly including interest
 at 6% per annum until paid, on:

30 The East $\frac{1}{2}$ of the West $\frac{1}{2}$ of the Northwest $\frac{1}{4}$ of the
 31 Northwest $\frac{1}{4}$ of Section 17, Township 10 North,
 Range 3 West, San Bernardino Meridian, in the County
 of San Bernardino, State of California, according to
 32 the official plat thereof.

1 Principal balance \$ 693.04

2 51. See explanation following Item 55 below.

3 52. \$2,739.91 T. D. Note of William F. Thomas and
4 Violet Thomas dated 5/5/70, payable \$30.00 or
5 more monthly including interest at 6% per annum
6 until paid.

7 SECURED by Deed of Trust on:

8 PARCEL I - The East $\frac{1}{2}$ of the Northwest $\frac{1}{4}$ of the
9 Northeast $\frac{1}{4}$ of Section 17, Township 10 North, Range
10 3 West, San Bernardino Meridian, in the County of
11 San Bernardino, State of California, according to
12 the official plat of said land approved by the Sur-
13 veyor General January 12, 1857.

14 Reserving an easement for the use of the public over
15 the north 15 feet and the east 15 feet of said prop-
16 erty, for purposes of ingress and egress, and instal-
17 lation and maintenance of public utilities.

18 PARCEL II - The West $\frac{1}{2}$ of the West $\frac{1}{2}$ of the North-
19 west $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 17, Township
20 10 North, Range 3 West, San Bernardino Meridian, in
21 the County of San Bernardino, State of California,
22 according to the official plat thereof.

23 Principal balance \$ 2,013.94

24 53. \$3,000.00 indebtedness of Van A. Vance;

25 SECURED by unrecorded land contract dated 8/11/65,
26 payable \$20.00 or more monthly including interest
27 at 6% per annum until paid, on:

28 The Northwest $\frac{1}{4}$ of the Northeast $\frac{1}{4}$ of the North-
29 west $\frac{1}{4}$ and the North $\frac{1}{2}$ of the Southwest $\frac{1}{4}$ of the
30 Northeast $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 36, Town-
31 ship 8 North, Range 5 West, San Bernardino Meridian,
32 in the County of San Bernardino, State of California,
according to the official plat of said land.

33 EXCEPTING all oil, gas, oil shale, coal, phosphate,
34 sodium, gold, silver and all other mineral deposits
35 contained in said land, together with the right to
36 drill for and extract such deposits of oil and gas,
37 or gas, and to prospect for, mine and remove such
38 deposits of other minerals from said land and to
39 occupy and use so much of the surface of said land
40 as may be required therefor, upon compliance with the
41 conditions and subject to the provisions and limita-
42 tions of Chapter 5, Part I, Division 6 of the Public
43 Resources Code, as reserved to the State of California
44 by Patent dated September 25, 1953 and recorded
45 November 10, 1953 in book 3274, page 400, Official
46 Records.

47 Principal balance \$ 1,730.12

48 54. \$990.00 indebtedness of Mable D. Weathers;

1 SECURED by unrecorded land contract dated 8/9/66,
2 payable \$10.00 or more monthly including interest
at 6% per annum until paid, on:

3 The North 2 acres of the Southeast $\frac{1}{4}$ of the South-
4 west $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 4, in Town-
5 ship 4 North, Range 17 West, San Bernardino Meri-
6 dian, in the County of Los Angeles, State of
California, according to the official plat of
the survey of said land on file in the Bureau of
Land Management

7 (Said indebtedness and security therefor were
8 subsequently changed to a \$533.75 T. D. Note
9 of Demetree Wheatley dated 4/1/68, payable \$10.00
or more monthly including interest at 6% per
annum until paid,

10 SECURED by Deed of Trust on the aforesaid real
11 property; RECORDED as Instrument No. 843 on April
24, 1968 in Book T 5758, Page 38, Official Records,
12 Los Angeles County, California.)

13 Principal balance \$ 464.20

14 55. \$4,000.00 indebtedness of Beth M. Wescott and
Helen M. Wescott

15 (Pursuant to Order of the above-entitled Court
16 made herein on November 22, 1971, this indebted-
ness was changed to a \$1,038.66 T. D. Note of
17 Beth M. Wescott dated December 20, 1971, payable
\$40.00 or more monthly including interest at 6%
per annum until paid.

18 SECURED by Deed of Trust on:

19 The East $\frac{1}{2}$ of the East $\frac{1}{2}$ of the East $\frac{1}{2}$ of the West
20 $\frac{1}{2}$ of that portion of Section 31, Township 12 South,
21 Range 12 East, San Bernardino Meridian, according
to the official plat thereof, lying between the
22 west $\frac{1}{6}$ and the east $\frac{1}{3}$ of said Section 31,
EXCEPT that portion lying south of the north
23 line of State Highway 86; ALSO EXCEPT an un-
divided $\frac{1}{2}$ of all oil, gas and mineral rights
24 reserved by Aurelio Sancioni, et ux, by deed
recorded April 29, 1954 in Book 884, Page 123
25 of Official Records; ALSO EXCEPT any portion
lying within Imperial Irrigation District canals.

26 Said land is situate in Imperial County, California.

27 Said Deed of Trust was recorded on January 21, 1972
28 in Book 1321, Page 860, Official Records of Imperial
County, California)

29 Principal balance \$ 1,038.66

30 Items 23, 37, 47 and 48 of the Petition for Preliminary Dis-
31 tribution, involving unrecorded land contracts for real property
32

1 situate in the State of Hawaii, and Item 33 of the Petition for
 2 Preliminary Distribution, involving unrecorded land contract for
 3 real property situate in the State of Nevada, involving real
 4 property beyond the jurisdiction of this Court, are not included
 5 in this Order.

6 Dated: *No bond is required in connection with this distribution.*
April 26, 1972.

7 *Dowds*
 8 NORMAN R. DOWDS
 9 Judge of the Superior Court

10
 11
 12
 13
 14 527 RECORDED IN OFFICIAL RECORDS
 15 SAN BERNARDINO COUNTY CAL.
 16 TED R. CARPENTER, RECORDER

17 1972 JUL 26 AM 11 00

18
 19 22.00
 20 D

21
 22
 23
 24
 25
 26
 27
 28
 29
 30
 31
 32
 527
 SEAL
 Affixed

THE DOCUMENT TO WHICH THIS CERTIFICATE IS AT-
 TACHED IS A FULL, TRUE AND CORRECT COPY OF THE
 ORIGINAL ON FILE AND OF RECORD IN MY OFFICE.

ATTEST JUL 7 - 1972 19

WILLIAM G. SHARP County Clerk and Clerk of the Superior
 Court of the State of California,
 for the County of Los Angeles.

BY *D.H. Barker* DEPUTY.

SEAL

RECORDED AT THE REQUEST OF

Lee And Beasey

ON October 13, 1972

AT 05 mins. past 11 A. M.

In Book 43 of OFFICIAL

RECORDS, page 549-568, RECORDS:

OF EUREKA COUNTY, NEVADA

William A. DeTasche
 Recorder

File No. 56771 Fee \$ 22.00