

APN: 001-065-12

DOC# 231547

06/13/2016

03:37PM

Mailing Address of Grantee or Other Person Requesting

Recording:

Wilson | Barrows | Salyer | Jones
442 Court Street
Elko, Nevada 89801

Official Record

Requested By
WILSON BARROWS SALYER JONES

Eureka County - NV

Sara Simmons - Recorder

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Fee: \$19.00

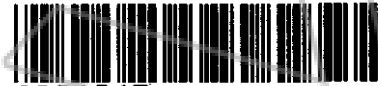
Recorded By LH

RPTT: \$0.00

Book- 0592 Page- 0114

Mail Tax Statements to:

Robert B. Peters
P.O. Box 277
Lakeport, CA 95435



0231547

Social Security Number Affirmation Statement:

☒ In accordance with NRS 239B.030, the undersigned person recording this document hereby affirms that this document does not contain personal information, including full social security number of any person;

-OR-

☐ In accordance with NRS 239B.030, the undersigned person recording this document hereby affirms that this document does contain personal information, including full social security number of a person.

Tiffany Eklund

Name

Signature

Legal Secretary

Title

Title of Document Recorded:

ORDER TO SET ASIDE AN ESTATE WITHOUT ADMINISTRATION
WITHOUT WILL

WILSON | BARROWS | SALYER | JONES

442 Court Street | Elko, Nevada 89801 | 775.738.7271

1 No. PR 1605-344

2 Dept. 1

NO. _____

FILED

JUN 10 2016

Eureka County Clerk

By Amaru

3
4
5
6 IN THE DISTRICT COURT OF THE SEVENTH JUDICIAL DISTRICT
7 OF THE STATE OF NEVADA, IN AND FOR THE COUNTY OF EUREKA

8 In the Matter of the Estate of

9
10 ALICE H. PETERS, a.k.a
11 ALICE HAZEL PETERS,

12
13 Deceased.

ORDER TO SET ASIDE AN
ESTATE WITHOUT
ADMINISTRATION
WITHOUT WILL

14
15 Robert B. Peters filed herein on May 9, 2016 his *Petition to Set Aside an*
16 *Estate Without Administration Without Will*. A Notice of Hearing was given for Friday,
17 June 3, 2016 at 9:30 a.m. The same came on regularly to be heard. No person
18 appeared in opposition. The matter was submitted on the verified Petition;
19 ACCORDINGLY,

20 THE COURT HEREBY FINDS AND CONCLUDES AS FOLLOWS:

- 21 1. Due and legal notice of the filing and hearing of the Petition was given.
22 2. All averments in the Petition are true and correct.
23 3. Petitioner is a surviving son of the above-named Decedent.
Decedent died on October 9, 1996, in Lake County, California, as shown by the
verified copy of the Certificate of Death attached to the Petition.



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RECEIVED

MAY 24 2016

Eureka County
Clerk & Treasurer

1 5. Decedent died leaving an estate in the County of Eureka, State of Nevada.

2 6. A specific description of all property in Decedent's estate is as follows:

3
4 A parcel of land in Block 37 described, as follows:

5 Beginning at the NW corner of lot 15, in Block 37

6 Thence N. 70°10' E, along the north side line of Lot 15 to the

7 NE corner of Lot 15; Thence S. 17°50' E., a distance of 10.5

8 feet on the east end line of Lot 15; Thence S. 70°10' W.,

9 parallel with the north side line of Lot 15 to the west end

10 line of Lot 15; Thence N. 17°50' W., along the west end line

11 of Lot 15 a distance of 10.5 feet to the NW corner of Lot 15

12 the place of beginning. Also, a parcel of land in Lots 16 and

13 17 in Block 37, more particularly described as follows:

14 Beginning at the SE corner of Lot 16 in Block 37; Thence N.

15 17° 50' W., along the east end line of Lots 16 and 17 to the

16 NE corner of Lot 17; Thence S. 70°50' W., along the North

17 side line of Lot 17 a distance of 87 feet to a point on the

18 North side line Lot 17; Thence S. 17°50' W., to a point on the

19 South side line of Lot 16; Thence N. 70°10' E., a distance of

20 87 feet along the South side of Lot 16 to the SE corner of Lot

21 16, the place of beginning; Also all of Lot 18 in Block 37, as

22 the same are delineated and described on the Official Map or

23 Plat of the Townsite of Eureka Approved by the United

24 States Land Office on November 19, 1937, on file in the

25 Office of the County Recorder of Eureka County at Eureka,

26 Nevada, together with all improvements and personal

27 property thereon situate.

28 APN: 001-065-12 (the "Property")

29 5. A list of all known liens and encumbrances against the Property at the date of

30 Decedent's death, with a description of any that Petitioner believes may be

31 unenforceable, is as follows: NONE

32 6. An estimate of the value of the undivided one-half interest in the Property is

33 \$7,309.50, based upon Assessor's Taxable Value, a copy of which is attached to the

34 Petition.



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1 7. A statement of the unsecured debts of Decedent, so far as known to the
2 Petitioner, is as follows: NONE

3 8. Decedent died without a surviving spouse or minor children.

4 9. Decedent died intestate without leaving a Will.

5 10. The names, ages, relationships, and residences of the heirs at law and next of
6 kin of the Decedent are as follows:

7	NAME	AGE	RELATIONSHIP	ADDRESS
8	Robert B. Peters	Adult	Son	P.O. Box 277
9				Lakeport, California 95435
10	William J. Peters	Adult	Son	1505 Mountview Rd.
11				Lakeport, California 95435

12 11. Robert B. Peters is the record owner of the other undivided one-half (½)
13 interest in the Property.

14 12. Since Petitioner does not seek to have the estate set aside for the benefit
15 of Decedent's surviving spouse or minor child or minor children without payment to
16 creditors, the Petition does not contain:

- 17 a. A specific description and estimated value of property passing by
18 one more nonprobate transfers from the Decedent to the surviving
19 spouse or minor child or minor children; or
20 b. An allegation that the estimated value of the property sought to be
21 set aside, combined with the value of all nonprobate transfers from
22 the Decedent to the surviving spouse or minor child or minor



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1 children who are seeking to receive property pursuant to this
2 section, is less than \$100,000.

3 13. Petitioner's attorney's fees and costs incurred relative to these
4 proceedings have been paid in full.

5 14. On information and belief, Decedent's funeral expense and expense of last
6 illness have been paid in full and there is no money owed to the Department of Health
7 and Human Services.

8 15. By *Partial Assignment of Distributive Share of Estate* filed May 9, 2016,
9 **William J. Peters** has assigned all of his interest in Decedent's estate located in the
10 State of Nevada.

11 16. The Estate should not be administered upon in the State of Nevada but,
12 rather, the whole thereof should be set aside to **Robert B. Peters** as the person
13 entitled thereto pursuant to the Nevada law of intestate succession in accordance with
14 Chapter 134 of NRS; AND GOOD CAUSE APPEARING THEREFOR,
15 IT IS HEREBY ORDERED, ADJUDGED AND DECREED AS FOLLOWS:

16 1. That the Property shall be set aside, without reduction, pursuant to NRS
17 146.070;

18 2. That Decedent's estate is hereby set aside, without payment of creditors, to
19 Petitioner, one of her surviving sons, as his sole and separate property; and



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1 3. That a certified copy of this Order shall be placed of record in the Eureka
2 County Recorder's Office.

3 DATED this 8th day of June, 2016.



DISTRICT COURT JUDGE
DEPARTMENT 1

10
11 16050062te.wpd
12 May 20, 2016

SEVENTH JUDICIAL DISTRICT COURT,
IN AND FOR COUNTY OF EUREKA,
STATE OF NEVADA } SS

I, the Undersigned COUNTY CLERK and Ex-Officio
CLERK of the SEVENTH JUDICIAL DISTRICT COURT do hereby CERTIFY
that the foregoing is a full, true and correct copy of the original on file in
my office and that I have carefully compared the same with the
original.

DISTRICT COURT, this 10th day of June 20 16

County Clerk and Ex-Officio Court Clerk
 Deputy Clerk

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