

APN # 007-39605

EUREKA COUNTY, NV
LAND-ORD
Rec: \$37.00
Total: \$37.00
CINDY MCINTONSH

2022-248745
09/07/2022 11:58 AM
Pgs=7

Recording Requested By:

Name Cindy Mcintosh

Address 310 E1 Centro

City/State/Zip Eureka Nevada



00016488202202487450070074

KATHERINE J. BOWLING, CLERK RECORDER

Order Confirming Verified
Petition for first and final
Accounting for Approval of
(Title of Document)
Payment of Professional Fees;
For approval of method of
Distribution; for approval of
Personal Representatives
Actions; and request for
Settlement

This page added to provide additional information required by NRS 111.312 Sections 1-2. (Additional recording fees applies)

RECEIVED

JUL 18 2021

NO.

FILED

The undersigned hereby affirms this document
does not contain a social security number

EUREKA COUNTY CLERK

AUG 26 2021

Eureka County Clerk
By *[Signature]*

**IN THE SEVENTH JUDICIAL DISTRICT COURT OF THE STATE OF NEVADA
IN AND FOR THE COUNTY OF EUREKA**

In the matter of the Estate of

ANNABELLE HULL,

Deceased.

CASE NO. PR 20 11026
DEPT. NO. 1

**ORDER CONFIRMING VERIFIED
PETITION FOR FIRST AND FINAL
ACCOUNTING; FOR APPROVAL OF
PAYMENT OF PROFESSIONAL FEES;
FOR APPROVAL OF METHOD OF
DISTRIBUTION; FOR APPROVAL OF
PERSONAL REPRESENTATIVES
ACTIONS; AND REQUEST FOR
SETTLEMENT**

THIS MATTER came before the Court on a Petition for First and Final Accounting outlining the Estate and the efforts made to date by the court appointed Co-Administrators of the Estate of ANNABELLE HULL, to wit: CINDY McINTOSH and HEATHER ANDERSEN, by and through their Attorney, Debra M. Amens, Esq. of Amens Law, Ltd.

Based upon the Verified Petition and all pleadings hereto filed, the Court hereby finds and concludes as follows:

1. Annabelle Hull, ("Decedent"), died on or about the 15th day of December, 2018, in Grass Valley, California. Prior to her death, Decedent had resided for many years

as a resident of Eureka, Nevada, where she owned a home. A certified copy of her death certificate was filed in the original Petition for Probate as Exhibit A, filed with this Court on November 10, 2020.

2. Decedent left a valid Holographic Last Will and Testament. Her estate should be distributed according to her wishes with each of her children receiving an equal distribution of her remaining assets.
3. Decedent was a widow at the time of her death, with her husband Chester Hall proceeding her in death.
4. Decedent was survived by her children who, throughout the course of the administration of Decedent's probate, proper notice has been provided to all of the Decedent's issue, to wit:

NAME	RELATIONSHIP	ADDRESS	AGE
Cindy McIntosh	Petitioner, Daughter	15776 Duggans Road, Grass Valley, CA 95949	Over the age of 18
Richard Goff	Son	8145 Dike Court, Elverta, CA 95626	Over the age of 18
Tammy McFarland	Daughter	17910 Vintage Dr. Grass Valley, CA 95949	Over the age of 18

5. Decedent had no other heirs.
6. In addition to providing notice to the named beneficiaries, Petitioner has provided

Notice of the proceedings conducted in this estate to:

Medicaid Estate Recovery - NV Dept. of Health & Human Services
Div. of Health Care Finances & Policy
1100 E. Williams Street, Ste. 109
Carson City, NV 89701

1 The public agency has not come forward with any claims on the Estate. Proof of
2 Certified Mailing has been filed with the Court.

3
4 7 Petitioner has provided Creditor Notice through publication in the Elly Times
5 commencing on April 16, 2021, for four (4) weeks continuous. Proof of publication
6 was filed with the Court. No creditors came forward. The Creditor's claim period
7 is now closed.

8 8. Decedent's estate consists of the following:

9 a) APN 007-39605 - 2 Acres located at 310 El Centro, Parcel A, Eureka, Nevada.

10 b) 1979 70' x 14' House Trailer on above lot. Serial No: WAF11X91631283.

11 c) 1961 51' x 10' Angelus House Trailer on above lot. Serial No: 9360.

12
13 a. Co-Petitioner McIntosh has agreed to purchase the above items from her
14 proceeds from the estate for \$66,000 which will be equally divided amongst
15 her two (2) siblings; the siblings have filed in their Consent to this arrangement
16 with this Court.

17
18 d) The proceeds of a Personal Injury lawsuit related to Decedent's deceased spouse,
19 Mr. Chester Lee Hull's, exposure to asbestos. The gross amount in the Nevada State
20 Bank is just over \$172,132.

21
22 e) Decedent also left another checking account at the Nevada State Bank with a
23 balance of \$1,643.21.

24 f) The total amount of the Estate after the sale of the real property and the closing of
25 the two bank accounts is \$ $172132 + 1643.21 + 66,000 = \$239,775.21$
26
27
28

1 9 The co-Petitioners have requested the Court ratify, confirm and approve of her
2 payment of accrued attorney's fees in the amount of \$6,177.90 (\$4,871.00 in
3 attorney's fees, \$ 1306.90 in reimbursable costs). Further services will be required
4 to the close of this estate. The Estate will need to stay open during the litigation
5 proceedings anticipated by the law firm handling the personal injury lawsuit. The
6 Administrator and her Counsel estimated these services should not exceed the sum
7 of \$ 2,000.00.
8

9 With GOOD CAUSE appearing, the Court hereby Orders the following:
10

- 11 1. The Court ratifies, confirms and approves of the Administrator's payment of
12 attorney's fees and court costs. The Court further approves of the Administrator's
13 retention of a sum not exceeding \$2,000.00 for the payment of such further
14 attorney's fees and court costs as may be incurred to the close of this estate.
15
- 16 2. The Court ratifies, confirms and approves of the distribution of this estate as
17 proposed by the co-Administrators and consented by the heirs.
18
- 19 3. Pursuant to the requests of the Petitioner, it is the Order of the Court that all of
20 Petitioner's actions, past and proposed be, and the same are hereby ratified,
21 confirmed and approved. Petitioner is authorized to proceed to execute all
22 instruments necessary to transfer this estate to its intended beneficiaries, to pay her
23 administrative and legal fees and costs approved by this Order, and to take all
24 reasonable steps to bring this estate to a close once the administrative expenses have
25 been paid, the distribution to the beneficiaries accomplished and, once all of the
26 actions required by the Petitioner are completed, to move this Court for its Order
27
28

closing this Estate and honorably discharging co-Petitioners. The Court will issue such Order without hearing.

DATED this 24th day of August .. 2021

DISTRICT COURT JUDGE

Submitted By:

X. MENSLAW, LTD.

Debra M. Amers, Esq.

Nevada Bar No. 12681

P.O. Box 488

Battle Mountain, NV 89820

Attorney for Petitioners

SEVENTH JUDICIAL DISTRICT COURT
IN AND FOR THE COUNTY OF EUREKA
STATE OF NEVADA

} SS

I, the Undersigned County Clerk Recorder and Ex-Officio Clerk of the
Seventh Judicial District Court do hereby certify that the foregoing is a true
and correct copy of the original on file in my office.

Witness hand and seal of the Seventh Judicial District Court

This 7th day of SEPTEMBER 20 22

Eureka County Clerk Recorder and Ex-Officio Court Clerk

By: B. Mahoney, Deputy Clerk Recorder (Seal Affixed)