

By Deputy Clerk.

Elko Co, NV
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Gertrude Easter, County Recorder
"FILE NO. 90418"

PETE CHEVALLIER, ESTATE TO MARIE CHEVALLIER

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IN THE DISTRICT COURT OF THE FOURTH JUDICIAL DISTRICT OF THE STATE OF NEVADA, IN AND FOR THE COUNTY OF ELKO.

IN THE MATTER OF THE ESTATE OF) No. 1564
) FILED: April 23, 1948
PETE CHEVALLIER,)
)
DECEASED.) WAE E. CAINE, Clerk

ORDER SETTLING FIRST AND FINAL ACCOUNT AND DECREE OF DISTRIBUTION

MARIE CHEVALLIER, the duly appointed, qualified and acting Executrix of the above-entitled Estate, having on the 9th day of April, 1948, rendered and filed her First and Final Account of the Administration of said Estate, from the date of her appointment, to and including the said date, which account was for final settlement, and there having been no disbursements or receipts since the filing of this account, and having with said account filed a petition for final distribution of said estate, and the hearing of said account and petition for distribution having been set for Tuesday, the 20th day of April, 1948, and the same having been duly and regularly continued by an order of this Court, until this time, and the same coming on regularly this day to be heard, and there having been filed herein the duly written and acknowledged consents of Marie V. Peterson and Louise McDermott to the approval of said account and entry of said Decree of Distribution, and waiving further notice thereof, the same together with the Executrix herein, being the only persons interested in said Estate, and proof having been made to the satisfaction of the Court that the Clerk had given notice of the settlement of said account, and the hearing of said petition in the manner and for the time required by law and the order of this Court,

NOW, THEREFORE, IT IS HEREBY ORDERED, ADJUDGED AND DECREED that due and legal notice of the hearing of said account and petition has been given to all persons interested in said Estate.

AND IT FURTHER APPEARING TO THE COURT that said account is in all respects true and correct as rendered, and that there have been no expenditures or receipts since the filing thereof, and

IT APPEARING that the costs of closing said Estate will be nothing, except the costs of recording this Decree of Distribution, and

IT FURTHER APPEARING TO THE COURT that said Estate is ready for distribution and in a condition to be closed.

NOW, THEREFORE, IT IS HEREBY ORDERED, ADJUDGED AND DECREED that the First and Final Account of MARIE CHEVALLIER, as Executrix of the above-entitled Estate be, and the same is hereby settled, allowed, approved and confirmed as rendered.

AND IT FURTHER APPEARING TO THE COURT by Affidavits of Publication and Posting that notice to creditors has in all respects been given as by law provided, and that more than three months have elapsed since the first publication thereof.

NOW, THEREFORE, IT IS HEREBY ORDERED, ADJUDGED AND DECREED that due and legal notice to the creditors of PETE CHEVALLIER, Deceased, has been given.

AND THE COURT FURTHER FINDS: That MARIE CHEVALLIER was duly and regularly appointed Executrix of the said Estate on the 2nd day of December, 1947, and thereupon duly qualified as such Executrix, at which time Letters Testamentary were issued to her, and that ever since said time she has been and now is the duly appointed, qualified and acting Executrix of said Estate;

That an inventory and appraisalment in said Estate was duly and regularly filed herein within the time prescribed by law, and the Order of this Court.

That there was only one claim filed against said Estate, namely the claim of Burns Funeral Home, which has been duly approved and paid; therefore, all claims against said Estate have been paid, and all debts against said Deceased and his Estate have been paid, save and except Executrix's fees and commissions, which said Executrix has waived in open Court, costs advanced by MORLEY GRISWOLD & MILTON J. RIENHART, their Attorney's fees and Appraiser's fees.

That said Estate is now in a condition to be closed, and is ready for distribution.

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ADJUST

IT FURTHER APPEARING TO THE COURT that the firm of MORLEY GRISWOLD & MILTON J. REINHART has advanced the sum of \$51.55 as costs in connection with this Estate.

IT IS THEREFORE ORDERED, ADJUDGED AND DECREED that said Executrix pay said Attorneys the sum of \$51.55, refunding costs advanced by them.

IT FURTHER APPEARING TO THE COURT that the firm of MORLEY GRISWOLD & MILTON J. REINHART, Attorneys for said Executrix are entitled to a reasonable fee for their services rendered herein;

THEREFORE, IT IS HEREBY ORDERED, ADJUDGED AND DECREED that the sum of \$750.00 is hereby determined to be a reasonable fee for said Attorneys, and that MARIE CHEVALLIER, Executrix is hereby authorized, empowered and directed to pay said Attorneys from the funds of said Estate the sum of \$750.00 as their fees.

IT FURTHER APPEARING that Hayden Henderson, C. B. Evans and James M. Olin are entitled to appraiser's fees in connection with the appraisal of said Estate, and it is hereby ordered, adjudged and decreed that said Executrix pay said appraisers the sum of \$5.00 each, or a total sum of \$15.00 for their services.

AND THE COURT FURTHER FINDS: That all of the property of said Estate was the community property of said Deceased and MARIE CHEVALLIER, his widow, the Executrix herein, by reason of the fact that the same was all acquired during marriage from community funds.

That said PETE CHEVALLIER died testate on the 14th day of November, 1947 in the City of Elko, County of Elko, State of Nevada; that he was a resident of the County of Elko, State of Nevada at the time of his death, and left Estate in said County and State within the jurisdiction of this Court.

That said Deceased died leaving him surviving as his sole heirs-at-law MARIE CHEVALLIER, his wife, and MARIE V. PETERSON and LOUISE McDERMOTT, his daughters, over the age of majority.

That the devisee, legatee and heir-at-law mentioned in the Will of said Deceased, duly probated herein, is as follows: MARIE CHEVALLIER, and Paragraph Second of said Will provides as follows:

"SECOND: I hereby give, bequeath and devise all of my property, real, personal and mixed, of whatsoever kind or nature and wherever situate, unto my wife, MARIE CHEVALLIER."

That the cash on hand, as shown by said First and Final Account, the sum of \$4,233.29, and deducting therefrom the sum of \$51.55, costs advanced, \$750.00, attorneys' fees, \$15.00, appraisers' fees--totaling the sum of \$816.55, deducted from the cash balance leaves a balance of cash for distribution in the sum of \$3,416.74.

NOW, THEREFORE, IT IS HEREBY ORDERED, ADJUDGED AND DECREED that the distribution of said Estate, now in the hands of said Executrix be, and the same is hereby distributed as follows, to-wit:

1. To MARIE CHEVALLIER, all the rest, residue and remainder of said Estate of every name, nature, kind and description.

NOW, THEREFORE, IT IS HEREBY ORDERED, ADJUDGED AND DECREED that all and singular the law and the premises being by the Court fully examined and considered, and all the acts and proceedings of said Executrix had and taken in the matters set forth upon the records herein be, and the same are hereby ratified, approved and confirmed.

All the residue of said Estate consists of all of the interest of the Deceased in and to the following:

PERSONAL PROPERTY

Cash in the sum of \$3,416.74;

The branding iron "Quarter Circle C V" thus:  appearing at page 126, square 15, of the 1945 Nevada Brand Book;

All farm implements, tools and machinery, furniture and all personal property situate on the real property hereinafter described.

REAL PROPERTY

IN TOWNSHIP 34 NORTH, RANGE 59 EAST, N.D. 2. W1.

Section 18: E $\frac{1}{2}$ of E $\frac{1}{2}$; Lots 3 and 4; E $\frac{1}{2}$ of SW $\frac{1}{4}$; W $\frac{1}{2}$ of SE $\frac{1}{4}$;

Section 19: The whole thereof;

Section 20: W $\frac{1}{2}$; W $\frac{1}{2}$ of SE $\frac{1}{4}$;

Section 29: The whole thereof;

Section 30: N $\frac{1}{2}$, (also described as Lots 1, 2, 5, 6, 9 and 10, and the E $\frac{1}{2}$ of NE $\frac{1}{4}$);

Section 31: E $\frac{1}{2}$, (also described as E $\frac{1}{2}$ of E $\frac{1}{2}$ and Lots 9, 10, 11 and 12);

Section 32: W $\frac{1}{2}$ of NW $\frac{1}{4}$; together with that portion of E $\frac{1}{2}$ of NW $\frac{1}{4}$ of said Section 32, adjoining the W $\frac{1}{2}$ of NW $\frac{1}{4}$ of said section, described as follows:

Commencing at the northeast corner of NW $\frac{1}{4}$ of NW $\frac{1}{4}$ of said Section 32, and running thence first course east along north boundary line of said Section 32, 440 feet; thence second course at right angles south 1/2

mile to east west center line of said section 32; thence third course at right angles west 440 feet to southeast corner of SW¹/₄ of NW¹/₄ of said Section 32; thence fourth course at right angles north along line dividing the W¹/₂ of NW¹/₄ from E¹/₂ of NW¹/₄ of said Section 32, 1/2 mile to point of beginning.

Together with all water, water rights, dams and ditches now or heretofore used upon or in connection therewith, together with all stockwatering rights appurtenant to and now used or heretofore used in connection therewith; together with all ranges and range rights and range right permits appurtenant to or owned in connection with said premises;

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

IT IS FURTHER ORDERED, ADJUDGED AND DECREED that certain lands were acquired from the Estate of Benhard Pearson, Deceased, running to MARIE CHEVALLIER, as Executrix of the above-entitled Estate, said Deed being dated December 22, 1947 and recorded December 29, 1947 in Book 56 of Deeds, pages 20-21, Records of Elko County, Nevada, after the death of the Deceased herein, and said Executrix be, and she hereby is directed to execute and deliver to herself as an individual, a quit claim deed covering said lands.

IT IS FURTHER ORDERED, ADJUDGED AND DECREED that all other property, real, personal or mixed, and wheresoever situated, not now known or discovered, or which may be omitted herefrom, and which may belong to said Estate, or in which said Estate may have an interest, or which may not be described herein, or may be defectively described herein, be and the same is hereby distributed to MARIE CHEVALLIER.

DONE IN OPEN COURT this 26th day of April, 1948.

TAYLOR H. WINES
DISTRICT JUDGE

STATE OF NEVADA,)
) ss.
COUNTY OF ELKO)

I, MAE E. CAINE, County Clerk and Ex-Officio Clerk of the District Court of the Fourth Judicial District of the State of Nevada, in and for the County of Elko, do hereby certify that the annexed is a full, true and correct copy of Order Settling First and Final Account and Decree of Distribution in the matter of the Estate of PETE CHEVALLIER, Deceased, as the same appears on file and of record in my office.

WITNESS my hand and the seal of said Court affixed this 26th day of April, A.D., 1948

S E A L

MAE E. CAINE Clerk

By _____ Deputy Clerk.

Filed for record at request of Milton J. Reinhart Apr 26 2:20 PM 1948

Gertrude Eager, County Recorder

FILE NO. 99441

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LESLIE O. FARR, ET AL

RE: PACIFIC IMPROVEMENT COMPANY, ET AL

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IN THE DISTRICT COURT OF THE FOURTH JUDICIAL DISTRICT OF THE STATE OF NEVADA, IN AND FOR THE COUNTY OF ELKO

LESLIE O. FARR,
STANLEY B. FARR,

PLAINTIFFS,

VS.

NO. 6475

FILED April 29, 1948