



Filed for Record... 2-28-70  
416 Multnomah Ct (H)

No. 103 279  
AGNES L. THOMAS, County Clerk  
By ROSE BOHNDY, Deputy

IN THE SUPERIOR COURT OF THE STATE OF WASHINGTON FOR YAKIMA COUNTY

In the Matter of the Estate ) No. 31283  
of ) ORDER APPROVING FINAL ACCOUNT  
OREN R. RICHARDS, DECEASED. ) AND DECREE OF DISTRIBUTION

OREN R. RICHARDS, JR., administrator of this estate, having filed in this Court a Final Report and petition for Distribution, said matter coming on regularly to be heard this day, the administrator appearing by and through his attorneys, Gavin, Robinson, Kendrick, Redman & Mays, and it appearing to the Court that the estate is in a condition to be closed and notice of hearing has been duly given by publication and mailing as required by law, and that no objections to said report have been filed, the court finds:

1. JURISDICTION: Decedent died on May 6, 1969, a resident of Multnomah County, Oregon, leaving property in the State of Washington, subject to probate.

2. INTESTACY: The decedent left no will and Oren R. Richards, Jr. is the duly appointed, qualified and acting administrator of the estate. Leo C. Kendrick is acting as resident agent pursuant to RCW 11.36.010.

3. NOTICES: Notice of the appointment of the personal representative and of the pendency of probate proceedings was mailed to the heirs within 20 days of the date of appointment. Notice to creditors has been published; the time for filing claims has expired, and no creditor's claim was filed in response to said notice.

4. INVENTORY AND APPRAISAL: The estate was inventoried and appraised by an appraiser appointed by the Court. The appraised value was \$15,400.00.

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BL. 5-8122

5. TAXES: Based upon an inheritance tax report filed with the Inheritance Tax Division, there was an inheritance tax due and owing the State of Washington in the sum of \$128.21, and its receipt is on file herein.

6. ACCOUNT: The following is a schedule showing the details of the account of the personal representative;

Charges

A. Inventory	\$15,400.00
B. Receipts (from sale of property)	12,000.00
C. Gains on sales	500.00
Total charges to personal representative	\$27,900.00

Credits

D. Disbursements:		
Real estate taxes	38.81	
Title insurance	228.50	
Inheritance taxes	128.21	395.52
E. Losses on sales		0.00
F. Miscellaneous credits:		
Real property sold during administration	12,000.00	
Total credits to personal representative		12,395.52
G. Balance of assets remaining		\$15,504.48

and he has fully accounted for all property of the estate.

7. ASSETS FOR DISTRIBUTION: The remaining assets of the estate are as follows:

1. An undivided 540/12,960th interest in the following described real property:

The southeast quarter of the northeast quarter; the east half of the southwest quarter; the northeast quarter of the southeast quarter; and the south half of the southeast quarter of Section 21, Township 3 North, Range 8, E.W.M., situate in Skamania County, Washington, TOGETHER with all water rights appurtenant thereto

\$3,800.00

2. An undivided 540/12,960th interest in the tangible personal property, assets and fixtures comprising the business of St. Martin's Hot Mineral Springs located and conducted upon the above described real property situated in Skamania County, Washington (sometimes referred to as "St. Martin's Hot Mineral Springs, a partnership")
- 100.00

3. Cash on hand
- 11,604.48

Total assets \$15,504.48

BY OFFICER OF  
DAVIN, KEDINSON, KENDRICK,  
HYDMAN & MAYB  
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VANVAA, WASHINGTON 99201  
DL 2-9123

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8. PAYMENT OF FEES AND ALLOWANCE OF COSTS: A reasonable allowance for the attorneys for their services herein, including preparation of guardianship papers made prior to death of decedent and the sale of real property, is the sum of \$889.00.

The attorneys for the estate should be reimbursed for the following necessary costs:

Yakima County Clerk, filing fee	\$15.00
Skamania County Clerk, certified copy	2.00
Joe Hurks Insurance Agency, bond premiums	20.00
Republic Publishing Company, publication:	
Notice to Creditors	14.40
Notice of Final Hearing	4.64
Notice of sale of real property	5.60
Long distance tolls	22.44

Total \$84.08

9. HEIRSHIP AND DISTRIBUTION: The following are the only heirs, legatees and devisees of the decedent, together with their ages and residences, and are entitled to share in the undistributed assets of the estate, after the payment of all fees and costs authorized by the court, in the proportions indicated:

Name	Address	Relationship	Age	Share
Oren R. Richards, Jr.	3923 Southwest 55th Drive Portland, Oregon	son	legal	1/2
Virginia B. Corrigall	Westfall, Oregon 97920	daughter	legal	1/2

NOW, THEREFORE, IT IS

ORDERED that the Final Account and Petition for Distribution of the personal representative is hereby approved and confirmed and the following payments are directed:

Gavin, Robinson, Kendrick, Redman & Mays:	
attorneys' fees	\$889.00
court costs advanced	84.08

IT IS DECREED that the balance of cash on hand and of the assets of said estate remaining, together with any property not now known which may belong to said estate, is distributed as follows:

Oren R. Richards, Jr.	1/2
Virginia B. Corrigall	1/2

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IT IS FINALLY ORDERED that upon the filing of the receipts showing all payments and distribution to have been made in accordance with this Decree, the personal representative be discharged, the bond exonerated, and the estate closed.

DONE IN OPEN COURT this 28th day of July, 1970.

Paula Brock  
Court Commissioner

Presented by:

W. P. [Signature]  
Of Attorneys for Estate

STATE OF WASHINGTON, County of Yakima ss.  
I, AGNES L. THOMAS, Clerk of the above entitled Court, do hereby certify that the foregoing instrument is a true and correct copy of the original now on file in my office.

IN WITNESS WHEREOF, I have set my hand and the Seal of said Court this 16th day of Nov 1970

AGNES L. THOMAS, Clerk

By Rose [Signature] Deputy

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