

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

FILED
DEC 11 1978

WILMA SCHMIDT, Clerk, Clark Co.

IN THE MATTER OF THE ESTATE)

NO. 24651

OF)

ORDER APPROVING FINAL REPORT AND
DECREE OF DISTRIBUTION

ROBERT P. ASH, SR., Deceased.)

This matter coming on regularly for hearing this 11th day of December, 1978, and the executrix appearing personally and being represented by her attorney Donald Simpson, and evidence being submitted in support of the Final Report and Petition for Distribution, the Court finds:

1. That this is the time and place set for hearing upon the final report and petition for distribution filed herein by the executrix, that notice of the time and place of this hearing was duly published and given by mail as provided by law, and that proper proof of such publication and mailing is on file herein.

2. That no objections to the report and petition have been served or filed herein.

3. That Robert P. Ash, Sr., died at Vancouver, Washington, on May 22, 1977, at the age of 61 years. He was a resident at 9609 N. W. 31st Avenue, Vancouver, Washington. He left a surviving spouse and one child, namely,

Jean R. Ash, 9609 N. W. 31st Avenue, Vancouver, Washington 98665, and

Robert P. Ash, Jr., 3713 Linkwood Lane, Clovis, New Mexico 88101.

Robert P. Ash, Sr., died testate, leaving a last will and testament dated March 28, 1967, and admitted to probate herein by Order dated July 5, 1977.

The last will and testament named the surviving spouse, Jean R. Ash, sole beneficiary of this estate and also named her to act as executrix without bond. The Order of July 5, 1977 confirmed her appointment; and Letters Testamentary were issued to Jean R. Ash on July 5, 1977. An Order of Solvency was entered herein on November 30, 1977 granting to the executrix unrestricted non-intervention powers.

4. That the executrix duly inventoried and valued the property of

Order and Decree



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801 WEST 15TH STREET
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TELEPHONE 489-8921

1 the estate as follows:

2 REAL ESTATE

3 1. In Clark County, Washington:

4 Purchaser's interest in real estate contract dated May 27, 1968
5 for the purchase and sale of the following described real estate
6 situated in Clark County, Washington:

7 That portion of Lot 4 of LAKE VIEW HOMESTEAD LOTS, according
8 to the plat thereof, recorded in Book "A" of Plats, at page 52,
9 records of said County described as follows:

10 Beginning at a point on the South line of N.W. 98th Street that
11 is South 1°00' West 200.00 feet and South 89°48' West 301.94
12 feet from the Northeast corner of said Lot 4; thence South 1°00'
13 West 223.80 feet; thence South 15°16'02" West 154.56 feet to the
14 South line of said Lot 4; thence South 89°48' West, along said
15 South line, 107.56 feet to the Southeast corner of the tract
16 conveyed to Tilden W. Randall by deed recorded under Auditor's File
17 No. F 22512; thence North 0°22'25" East, along the East line of said
18 Randall tract, 372.75 feet to the South line of said N.W. 98th Street;
19 thence North 89°48' East, along said South line, 9.74 feet to the West
20 line of the tract described in that certain deed to Richard Lundgren
21 recorded under Auditor's File No. G 299703; thence South 1°00' West
22 80.0 feet; thence North 89°48' East 125.00 feet; thence North 1°00'
23 East 80.0 feet to the South line of said N.E. 96th Street; thence
24 North 89°48' East 15 feet to the point of beginning. TOGETHER WITH
25 a right of way for private road purposes over and across a 10 foot
26 strip of land, described as follows:

27 Beginning at a point on the North line of Lot 4, LAKE VIEW HOMESTEAD
28 LOTS, according to the plat thereof, recorded in Book "A" of Plats, at
29 page 52, records of said County, that is 127.25 feet West of the Section
30 line between Sections 4 and 5, Township 2 North, Range 1 East of the
31 Willamette Meridian; thence West 10 feet, thence South 210 feet; thence
32 East 10 feet; and thence North 210 feet to the point of beginning.

33 TOGETHER WITH a record interest in the following portion of said Lot 4;
34 Beginning at a point 127.25 feet West of the Section line between Sections
35 4 and 5, Township 2 North, Range 1 East of the Willamette Meridian, and
36 210 feet South of the North line of said Lot 4; thence West 10 feet;
37 thence South 44 feet; thence East 10 feet; and thence North 44 feet to
38 the point of beginning.

39 Together with and subject to easements of record.

40 Contract dated 5/27/68 from Agnes E. Valta, a widow, to Clyde W. Vassar and
41 Alice F. Vassar, husband and wife; price \$39,000.00 with \$3,750.00 down and
42 \$180.00 per month including interest at 5 1/2%.

43 Purchasers' interest in contract transferred to Robert F. Ash and Jean R. Ash,
44 husband and wife, by Purchasers' Assignment of Contract and Deed dated
45 November 21, 1969.

46	Market value 5/22/77		\$60,000.00
47	Less contract balance: Principal:	\$19,998.38	
48		Accrued interest:	36.12
49	Net value:		20,034.50
50			\$39,965.50

51 2. In Skamania County, Washington:

52 An undivided one-half interest in the following:

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A tract of land in the Bradford Donation Land Claim located in Section 11, Township 2 North, Range 7 East, W.M., described as follows:

Beginning at a point 115 feet southerly from the Northwesterly corner on the Westerly line of the Bradford DLC in Section 11, Township 2 North, Range 7 East, W.M., said point being at the intersection of the Westerly line of said Bradford DLC and the South boundary line of State Highway No. 8 (as the same was established on the 19th day of January, 1915, said highway now being a county road) running Southeasterly of the Westerly line of Bradford DLC 350 feet; thence South 71° East 654 feet; thence South 80°30' East 279'; thence North 84°30' East 300'; thence South 64°22' East 300'; thence South 67°40' East 322'; thence South 36°28' East 100'; thence South 31° East 340'; thence South 40°38' East 260'; thence South 76°30' East 184'; thence North 42° East 600'; thence North 75° East 180' to the West line of the S. P. and S. right-of-way; thence Northerly along the Westerly line of the S.P. and S. right-of-way to the intersection with the Northerly line of the Bradford DLC; thence in a Northwesterly direction along the said Northerly line of said Bradford DLC to intersection with the East side of State Highway No. 8; thence following the Easterly line of said State Highway in a Southwesterly direction to the point of beginning.

Except right of way for state highway.

Except beginning at a point 116.00 feet southerly from the Northwesterly corner on the Westerly line of the D. F. Bradford DLC in said Section 11, said point at the intersection of the Westerly line of said claim and the South boundary line of State Highway No. 8 (as located prior to March 16, 1927); thence North 64°32'00" East 75.50 feet; thence South 42°20'00" East 303.60 feet; thence South 26°10' West 190.40 feet to the North right-of-way line of said state road; thence along said North right-of-way line 25.30 feet to the West line of Bradford DLC; thence continuing along said right-of-way line to the point of beginning.

Also except all that portion of the following described tract of land lying above elevation 72.00 feet mean sea level and below elevation 82.20 feet mean sea level situated in the Southwest Quarter of Section 11, Township 2 North, Range 7 East, W.M., Skamania County, Washington.

Market value 5/22/77 (100%)	\$47,750.00	
Market value 1/2 interest		\$23,875.00
Total Value, Real Estate		\$63,240.00

STOCKS AND BONDS

1. 200 shares, common stock, par \$1.00 Amstar Corporation, (NYSE)	
Value 5/22/77 @ 21.3958	4,279.15
2. 123 shares, common stock, par 10¢ Bulhi International Oil Corp., (ASE)	
Value 5/22/77 @ 9.0833	1,117.25
3. 200 shares, common stock, par \$1.00 Memorex Corporation (PS)	
Value 5/22/77 @ 22.2083	4,441.66
4. 100 shares, 4.50 Conv. pfd. A. Newmont Mining (NYSE)	
Value 5/22/77 @ 77.667	7,766.70

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305 WEST 14TH STREET
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1	5.	100 shares, common stock, par \$1.00 Prairie Oil Royaltie (ASE)	
2		Value 5/22/77 @ 10.0833	1,008.33
3	6.	300 shares, common stock, par \$10.00 Rath Packing Company (ASE)	
4		Value 5/22/77 @ 3.5139	1,054.17
5	7.	100 shares, common stock, par \$3.125 Standard Oil Co. of California (NYSE)	
6		Value 5/22/77 @ 42.5625	12,765.75
7	8.	200 shares, common stock, no par L. S. Starrett Company (NYSE)	
8		Value 5/22/77 @ 21.1875	4,237.50
9	9.	100 shares, common stock, Westates Petroleum Liq. Ret. N.N.	
10		Value 5/22/77 @ -0-	-0-
11	10.	1,000 shares, common stock, par \$6 Amlcor Incorporated, (OTC)	
12		Value 5/22/77 @ 6.2292	6,229.20
13	11.	20 shares, common stock, par \$1.00 Westates Italo Corporation	
14		Value 5/22/77 @ \$3.00	60.00
15	12.	200 shares Delhi Contract Unit	
16		Value 5/22/77 @ \$9.00	1,800.00
17	13.	15 shares, 11.50% Cum. Pfd. stock Portland General Electric Co.	
18		Value 5/22/77 @ \$112.00	1,680.00
19	14.	510 shares, common stock, par \$3.125 Standard Oil Co. of California	
20		Value 5/22/77 @ 42.5625	21,706.88
21		Less pledge to secure 2 pr. notes:	
22		Note 1: Principal balance: \$4,700.00	
23		Accrued interest: 52.66	
24		Principal balance: 3,600.00	
25		Accrued interest: 19.20	
26			8,381.86
27	24.	Net Value:	13,325.02
28	15.	11 shares, Class A common stock Phoenix Resources Company	
29		201 South Cherokee, Box 9698 Denver, Colorado 80309 @ 17.29	190.19
30	16.	12 shares, Class B common stock, Phoenix Resources Company	
31		201 South Cherokee, Box 9698 Denver, Colorado 80309 @ 17.29	207.48
32	30.	Total value stocks and bonds:	\$60,165.41

31 BANK ACCOUNTS AND MONEY

32	1.	Social Security death benefit	255.00
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1 2. Cash - Silver Certificates 1,200.00
 2 \$1,455.00

3 FURNITURE AND HOUSEHOLD GOODS

4 1. Furniture and household goods \$3,500.00

5 OTHER PERSONAL PROPERTY

6 1. 1964 LINCOLN SD/4D
 7 I.D. No. 4Y82N429 498
 8 Value 5/22/77 500.00

8 2. 1966 Ford 8V/WT2
 9 I.D. No. 6F07C 302056
 10 Value 5/22/77 900.00

10 3. Life Insurance Policy No. 10 041 222A
 11 Metropolitan Life Insurance Co., issued 6/1/34
 12 Insured: Elizabeth J. Robertson (Ash)
 13 Beneficiary: Robert F. Ash
 14 Face amount: \$1,000.00
 15 Cash value 5/22/77 964.55
 16 \$2,364.55

17 Total Value of Assets Inventoried: \$131,325.46

18 5. That Notice to Creditors was duly published and filed and more than
 19 four months have elapsed since July 8, 1977, the date of filing and July 12,
 20 1977, the date of first publication. The affidavit of publication is on file.
 21 The following creditors' claims were duly and timely served and filed:

22	Vancouver Memorial Hospital	123.50
23	St. Joseph Community Hospital	53.75
24	The Vancouver Clinic, Inc.	666.64
25	Hudson's Bay Medical Group	365.00
26	Vancouver Radiologists, P.S.	172.50
27	Medical Reading Service	10.00
28	Columbia George Bank	8,271.33
29	Total	\$9,662.72

30 The foregoing claims have been paid in full. One additional claim by South-
 31 west Washington Hospital in the amount of \$171.90 was filed late, but was paid
 32 by the executrix. Funeral and burial expenses in the amount of \$1,063.98
 33 have been paid in full.

34 6. That an inheritance tax return was made to the Department of Revenue
 35 of the State of Washington. Inheritance tax was fixed and determined in the
 36 amount of \$1,500.68 and has been paid in full. An inheritance tax release
 37 dated March 28, 1978 is on file herein.

38 7. That a United States Estate Tax Return was made to the Internal Revenue

Order and Decree

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1 Service. It was determined that no tax was due and payable in this estate.
2 An Acceptance of Estate Tax Return dated May 5, 1978 issued by the Internal
3 Revenue Service showing no tax due is on file herein.

4 8. That the executrix retained an attorney in connection with the
5 probate administration of this estate. A reasonable fee to be allowed and
6 approved for the attorney's services is the sum of \$3,500.00. This amount
7 was claimed and allowed as a deduction in the state and federal death tax
8 returns. The executrix waives a fee for her services.

9 9. That administration costs and expenses and other disbursements
10 incurred and to be incurred in closing are as follows:

11	Clerk's filing fee	\$32.00	
12	Publ., Notice to Creditors	21.00	
13	Publ., Notice of Final Hearing	16.50	
14	Certified copies	<u>18.00</u>	
15			80.50
16	Creditors' claims		9,534.22
17	Funeral expense		1,100.00
18	Appraiser's fee, securities		75.00
19	Attorney fee		<u>3,500.00</u>

20 10. That all assets of this estate were community property. The
21 executrix is the surviving spouse and the sole beneficiary of the estate.
22 She has made no detailed account of cash receipts and disbursements except
23 as noted above, and none is required.

24 11. That the decedent and this petitioner owned real property in
25 Hardee County, Florida, valued at \$26,000.00. An ancillary probate admin-
26 istration has been conducted in Florida with costs estimated at \$1,500.00,
27 which have been paid by the executrix from her own resources.

28 12. That pursuant to her non-intervention powers, the executrix has
29 distributed to Jean R. Ash all of the stock and securities inventoried in
30 this estate. These distributions should be confirmed and all of the balance
31 of the assets in the estate should be distributed to Jean R. Ash as the
32 surviving spouse and sole beneficiary under the last will and testament.
This estate is ready to be settled and closed.

Now, Therefore, it is hereby

ORDERED, ADJUDGED AND DECREED:

(1) That the final report of the executrix of the above entitled

1 estate be and it is hereby settled and approved.

2 (2) That the inheritance tax due the State of Washington was fixed
3 in the amount of \$1,500.68 and has been paid; and that no federal estate tax
4 is due in this estate.

5 (3) That all debts of the estate and the funeral and burial costs
6 have been paid.

7 (4) That a fee in the amount of \$3,500.00 is hereby approved and
8 allowed for the attorney for the executrix.

9 (5) That the executrix be and she is hereby given credit for all
10 payments and expenditures set forth in her final report and in this order.

11 (6) That Robert P. Ash, Sr., died testate, and that the sole
12 beneficiary under his will is his surviving spouse, Jean R. Ash.

13 (7) That the entire net estate, as inventoried and as described
14 above, be and it is hereby confirmed and distributed to Jean R. Ash
15 pursuant to her community property ownership rights and to the last will
16 and testament of Robert P. Ash, Sr.

17 (8) That upon the filing of receipts for distribution and for the
18 costs and expenditures approved herein, the executrix Jean R. Ash shall be
19 discharged and this estate shall be closed.

20 Done in Open Court this 11 day of December, 1978.

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25 Presented by:

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Donald Simpson
Donald Simpson, Attorney for Executrix

[Signature]
Judge

Order and Decree

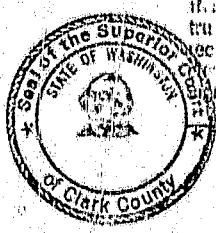
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STATE OF WASHINGTON }
COUNTY OF SPOKANE }
I HEREBY CERTIFY THAT THE WITHIN
INSTRUMENT OF DEED WAS FILED BY
Donald S. Bergman
OF Spokane, Wa.
AT 12:00 A.M. Dec 13 1978
REGISTERED IN BOOK 75
PAGE 819
CLERK OF SPOKANE COUNTY, WASH.
W. Schmidt
COUNTY AUDITOR

FILED	INDEXED
SERIALIZED	FILED
DEC 13 1978	DEC 13 1978
SPokane	SPokane
WA.	WA.
RECORDED	MAILED



STATE OF WASHINGTON }
COUNTY OF CLARK }
I, Wilma Schmidt, County Clerk and Clerk of the Superior
Court of Clark County, Washington, DO HEREBY CERTIFY
that the foregoing instrument of Spokane (page(s)), is a
true and correct copy of the original now on file and of
record in my office and as such, I am the legal
custodian thereof.
Witness my hand and seal of office, Washington this date:
12-11-78
W. M. SCHMIDT, County Clerk
By Legg S. Torrey Deputy