

STATE OF MINNESOTA
COUNTY OF CARVER

DISTRICT COURT
FIRST JUDICIAL DISTRICT
PROBATE DIVISION
Case Type: Special Administration

In the Matter of:

Court File No. 10-PR-16-46

Estate of Prince Rogers Nelson,

Decedent,

**ORDER REGARDING LISTING AND
SALE OF REAL PROPERTY**

and

Tyka Nelson,

Petitioner.

Before the Court is a motion of the Special Administrator for authorization to list and sell various real estate holdings owned by the Decedent and entities of the Decedent. The Special Administrator possesses statutory authority to liquidate assets owned by the Decedent and entities of the Decedent. This Court's order appointing the Special Administrator dated April 27, 2016 specifically authorizes the Special Administrator to "manage and supervise" the Decedent's assets. Accordingly, the Special Administrator seeks advance approval from the Court to list and sell certain residential real estate parcels. As to the parcels at issue, their sale is in the best interest of the Estate given the costs of maintaining those properties and the Estate's need to secure funds necessary to meet the Estate's ongoing and expected financial obligations.

The Court finds that an order granting advance approval for the Special Administrator to list and sell real property of the Estate for an amount not less than ninety percent (90%) of the appraised fair market value, as determined by one or more qualified appraiser(s), is a reasonable action for the benefit of the interested persons in that it will allow for a more efficient process for

necessary liquidation of the real property holdings of the Estate while ensuring a reasonable return of value for the estate. Such action is fully consistent with the authority extended to the Special Administrator by operation of Minn. Stat. § 524.3-617 and this Court's Letters of Special Administration.

Accordingly, based upon the record and review of the Affidavit of Alison A. Hauck, the Court HEREBY ORDERS that:

1. The Special Administrator is authorized, without further approval, to list for sale, and to enter into any Purchase Agreement(s) to effectuate the sale, of the real estate identified in Exhibit A to the Hauck Affidavit, for an amount not less than ninety percent (90%) of the appraised fair market value of such property; and

2. Due to the potential harm to the interests of the Estate that could result from public disclosure, now and in the future, the Affidavit of Alison A. Hauck shall be filed UNDER SEAL, with the understanding that the Special Administrator has filed or will file, forthwith, a redacted version of the Hauck Affidavit to limit the sealed material to the identity of the realtors under consideration and the appraised values of the real estate parcels to be sold.

Dated: _____ 2016.

Kevin W. Eide
Judge of District Court