IN THE DISTRICT COURT OF THE \_\_\_\_\_\_\_ JUDICIAL DISTRICT

IN AND FOR THE COUNTY OF \_\_\_\_\_\_\_, STATE OF WYOMING

Probate No. \_\_\_\_\_\_\_\_\_\_\_\_

IN THE MATTER OF THE ESTATE OF: )

)

[NAME], )

)

Deceased. )

**APPLICATION FOR A DECREE**

**ESTABLISHING RIGHT AND TITLE TO REAL PROPERTY**

The undersigned, pursuant to Wyo. Stat. § 2-1-205, petition(s) the Court for a decree establishing the right and title to certain real property, as follows:

1. The decedent, [name], died [testate/intestate] on [date], then being a resident of [city], [county], [Wyoming].

2. At the time of [his/her] death, decedent owned [portion] [type of ownership, e.g., tenancy-in-common] in and to real property located in [county] County, Wyoming, [Alternatively, decedent owned [portion, e.g., all the decedent’s undivided interest] in the oil, gas and other mineral rights in and to certain lands located in [county] County, Wyoming,] and more particularly described as follows:

[Legal Description]

3. The value of the entire estate, located in Wyoming or otherwise subject to probate administration in this state, less liens and encumbrances, does not exceed Two Hundred Thousand Dollars ($200,000.00).

4. Thirty (30) days have elapsed since the death of the decedent.

5. No application for appointment of personal representative is pending or has been granted in this state.

6. Decedent was survived by [relationship, e.g., husband, child] whose names and addresses are as follows [Alternatively, the names and addresses of decedent's heirs pursuant to the Last Will and Testament of the decedent, dated [date], a true copy of which is attached hereto and incorporated herein by the reference, are as follows]:

Name Age Residence

[name] [OA or Minor\*] [address]

([relationship]) [city, state, zip]

[name] [OA or Minor\*] [address]

([relationship]) [city, state, zip]

\*Note: If a distributee of decedent is a minor, a guardian will have to sign for them

Under Wyo. Stat. § 2-4-101, the undersigned (is/are) the only distributee(s) of the decedent having a right to succeed to the decedent’s property under probate proceedings. [Alternatively, under the terms of the Last Will and Testament of the decedent, the undersigned (is/are) the only distributee(s) of the decedent having a right to succeed to the decedent’s property under probate proceedings].

8. Attached hereto and made a part hereof is a sworn opinion of value by \_\_\_\_\_\_\_\_\_\_\_\_\_, showing that said real property was valued at approximately $\_\_\_\_\_\_\_\_\_\_\_\_\_ on the date of decedent’s death.

9. The undersigned state(s) that the decedent [had not] received medical assistance pursuant to Wyo. Stat. §§ 42-4-101 through 42-4-114, prior to (her/his) death.

10. The undersigned request(s) that the title to said real property to be established in the name(s) [ list name(s)][, as tenants in common][as joint tenants with rights of survivorship].

WHEREFORE, the undersigned pray(s) the Court, after giving notice in accordance with law, to enter a decree establishing in the undersigned all of the decedent’s right, title and interest in and to the aforementioned real property.

DATED this \_\_\_\_\_ day of \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_, 20\_\_.

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

[NAME]

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

[NAME]

STATE OF WYOMING )

) ss.

COUNTY OF \_\_\_\_\_\_\_\_ )

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_\_\_\_\_\_\_, 20\_\_, by [distributee's name].

WITNESS my hand and official seal.

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Notary Public

My Commission Expires:

\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_