

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That TAHOE BRONZE INC., a Nevada Corporation in consideration of \$10.00, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell and Convey to B. J. SIMS, a single man

and to the heirs and assigns of such Grantee forever, all that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

All that certain Condominium Estate located in the County of Douglas, State of Nevada, more particularly described as follows:

Parcel A

An undivided 1/52nd interest in and to the Condominium Estates hereinafter described:

Parcel No. 1

Lot 17, in Unit c, Level 6, Plan B; as set forth in the Condominium Map of Kingsbury Towers, being a subdivision of Lot 58, Tahoe Village Unit No. 1, amended map, filed for record September 28, 1979, as Document No. 37124, Official Records of Douglas County, Nevada, and as corrected by certificate recorded December 29, 1982, in Book 1282 of Official Records at Page 1556, Douglas County, State of Nevada, as Document No. 74361, and as defined in that certain Declaration of Covenants, Conditions and Restrictions for Lot 58, Tahoe Village, Unit No. 1 recorded April 9, 1982, in Book 482 of Official Records, at Page 499, as Document No. 66722, and first amendment to said Declaration recorded June 18, 1982 in Book 682 of Official Records at Page 1016, as Document No. 68648, and also Supplemental Declaration recorded June 18, 1982 in Book 682 of Official Records at Page 1020, as Document No. 68649, all said instruments being recorded in Official Records of Douglas County, State of Nevada.

Parcel No. 2

TOGETHER WITH an undivided 1/20th interest in and to those portions designated as Common Areas as set forth in the Condominium Map of Kingsbury Towers, being a subdivision of Lot 58, Tahoe Village Unit No. 1, amended map, filed for record September 28, 1979, as Document No. 37124, Official Records of Douglas County, Nevada, and as corrected by certificate recorded December 29, 1982, in Book 1282 of Official Records at Page 1556, Douglas County, State of Nevada, as Document No. 74361, and as defined in that certain Declaration of Covenants, Conditions and Restrictions for Lot 58, Tahoe Village Unit No. 1, recorded April 9, 1982, in Book 482 of Official Records, at Page 499, as Document No. 66722, and first amendment to said Declaration recorded June 18, 1982 in Book 682 of Official Records at Page 1016, as Document No. 68648, and also Supplemental Declaration recorded June 18, 1982 in Book 682 of Official Records at Page 1020, as Document No. 68649, all said instruments being recorded in Official Records of Douglas County, State of Nevada.

EXCEPTING FROM PARCEL A above described and PRESERVING UNTO GRANTOR, its successors and assigns (including all other "Owners" as defined in that certain Declaration of Covenants, Conditions and Restrictions

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for Time Share Ownership (KINGSBURY OF TAHOE RESORT) recorded December 29, 1982, in Book 1282, Page 1565, as Document No. 74363, Official Records of Douglas County, Nevada, and Amendments thereto), an exclusive right to use and occupy said Parcel A during all "use weeks" (as defined in the Time Sharing Declaration).

Parcel B

The exclusive right to use and occupy the above described Parcel A during the annual use week No. 46 as said term is defined in that certain Declaration of Covenants, Conditions and Restrictions for Time Share Ownership (KINGSBURY OF TAHOE RESORT) recorded December 29, 1982, in Book 1282 of Official Records at Page 1565, Douglas County, Nevada, as Document No. 74363.

This conveyance is made and accepted and said property is hereby granted subject to those certain covenants, conditions and restrictions as contained in (those) certain Declarations of Restrictions, and amendments and supplements thereto, above referenced all of which by this reference hereto are hereby expressly incorporated in and made a part hereof as though fully set out herein.

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

Witness my hand on this 14 day of February, 1983.

STATE OF NEVADA
SS
COUNTY OF DOUGLAS

TAHOE BRONZE, INC., a Nevada Corporation

BY: Lynn O'Brien
Lynn O'Brien, Vice President

SEAL

On February 14, 1983 before me, the undersigned, a Notary Public, in and for said State, personally appeared Lynn O'Brien, known to me to be the Vice President of the corporation that executed the within instrument, and known to me to be the person who executed the within instrument on behalf of the corporation therein named, and acknowledged to me that such corporation executed the within instrument pursuant to a resolution of its board of directors.

WHEN RECORDED MAIL TO:

LVS Properties, Inc.

P.O. Box 5396

Stateline, NV 89449

MAIL TAX STATEMENTS TO:

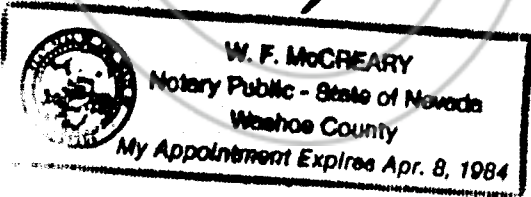
LVS Properties, Inc.

P.O. Box 5396

Stateline, NV 89449

WITNESS my hand and official seal.

W. F. McCreary
W. F. McCreary



REQUESTED BY
DOUGLAS COUNTY TITLE

IN OFFICIAL RECORDS OF
DOUGLAS CO. NEVADA

\$5.00 pd
1983 MAR 18 PM 2:05

SUZANNE BEAUDREAU
RECORDER

Suzanne Beaudreau
clerk

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