

R.P.TT., \$ 12/65

**TAHOE SUMMIT VILLAGE  
GRANT, BARGAIN & SALE DEED**

**THIS INDENTURE**, made this 10th day of AUGUST, 1990 between Alex E. Burstein, Grantor, and MANUEL J. GARCIA and NADINE E. GARCIA, husband Grantee; and wife as joint tenants

**WITNESSETH:**

That Grantor, in consideration of the sum of TEN DOLLARS (\$10.00), lawful money of the United States of America, paid to Grantor by Grantee, the receipt of which is hereby acknowledged, does by these presents, grant, bargain and sell unto the Grantee and Grantee's heirs and assigns, all that certain property located and situated in Douglas County, State of Nevada, more particularly described on Exhibit "A", a copy of which is attached hereto and incorporated herein by this reference;

**TOGETHER** with the tenements, hereditaments and appurtenances thereunto belonging or appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

**SUBJECT TO** any and all matters of record, including taxes, assessments, easements, oil and mineral reservations and leases if any, rights, rights of way, agreements and the Declaration of Time Share Covenants, Conditions and Restrictions for Tahoe Summit Village Recorded October 24, 1983 at Book 1083, page 3380, as Document No. 089976, and the First Amendment to Declaration of Time Share Covenants, Conditions and Restrictions Recorded November 10, 1983 at Book 1183, page 1211, as Document No. 090832, Official Records of Douglas County, Nevada, and which Declaration and Amendment is incorporated herein by this reference as if the same were fully set forth herein.

**TO HAVE AND TO HOLD** all and singular the premises, together with the appurtenances, unto the said Grantee and their assigns forever.

**IN WITNESS WHEREOF**, the Grantor has executed his conveyance the day and year first hereinabove written.

  
\_\_\_\_\_  
**ALEX E. BURSTEIN**

STATE OF NEVADA )  
  ) : ss.  
COUNTY OF DOUGLAS )

Before me, a Notary Public in and for said County and State, personally appeared the above named ALEX E. BURSTEIN, who acknowledged that he did sign the foregoing instrument and that the same is his free act and deed.

In Testimony Whereof I have hereunto set my hand and official seal, at MINDEN, NEVADA, this 10th day of AUGUST, A.D. 19 90



  
\_\_\_\_\_  
Notary Public

SPACE BELOW FOR RECORDER'S USE ONLY

MAIL TAX STATEMENTS TO:

WHEN RECORDED MAIL TO:

NAME: First Nevada Title Company  
ADDRESS: P.O. Box 158  
Minden, NV 89423

VACATION RESORT INTERNATIONAL  
23212 MILL CREEK ROAD  
LAGUNA HILLS, CA 92563

**232474**

## DESCRIPTION SHEET

ALL THAT CERTAIN LOT, PIECE OR PARCEL OF LAND SITUATE IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, DESCRIBED AS FOLLOWS:

A Time Share interest comprised of the following:

## PARCEL ONE:

An undivided 1/51st interest in and to that certain condominium estate described as follows:

(a) Condominium Unit No. 10, Building B, as set forth in the condominium map of Lot 33, Tahoe Village Unit No. 2, Third Amended Map, recorded February 26, 1981, as Document No. 53850, Official Records of Douglas County, State of Nevada, during ONE (1) "Use Period" within the WINTER "Season" as defined in the Declaration of Time Share Covenants, Conditions and Restrictions, originally recorded on April 5, 1983 as Document No. 78473, and as rerecorded May 24, 1983 as Document No. 80819 in the Official Records, Douglas County, State of Nevada, and the Declaration of Time Share Covenants, Conditions and Restrictions recorded on October 24, 1983 as Document No. 89976 and as amended by the First Amendment to Declaration of Time Share Covenants, Conditions and Restrictions recorded on November 10, 1983 as Document No. 090832 in the Official Records of Douglas County, State of Nevada.

(b) An undivided 1/11th interest in and to the common area designated, depicted and described in the condominium map of Lot 33, Building B, Tahoe Village Unit No. 2, Third Amended Map, recorded February 26, 1981, as Document No. 53850, Official Records Douglas County, State of Nevada, during and for the "Use Period" set forth in subparagraph (a) above.

## PARCEL TWO:

A non-exclusive right to use the "Special Common Area" as defined, and for the purposes and on the terms and conditions set forth, in that certain Declaration of Annexation (Tahoe Summit Village) and Grant, Bargain and Sale Deed recorded May 27, 1987 in Book 587 at Page 2664 as Document No. 155368, Official Records of Douglas County, State of Nevada, during and for the "Use Period" set forth in subparagraph (a) above.

## PARCEL THREE:

A non-exclusive right to use the real property known as Common Area on the official map of Tahoe Village Unit No. 2, recorded March 29, 1974 as Document No. 72495, Official Records of Douglas County, State of Nevada, as amended and modified, for all those purposes provided for in the Declaration of Covenants, Conditions and Restrictions recorded January 11, 1973 as Document No. 63681, Official Records of Douglas County, State of Nevada, and as amended by instruments recorded with said County and State on September 28, 1973 as Document No. 69063 in Book 973, Page 812 and July 2, 1976 as Document No. 01472 in Book 776, Page 87 of Official Records during and for the "Use Period" set forth in subparagraph (a) above.

The above described exclusive and non-exclusive rights may be applied to any available unit in the project during said Use Period within said Season.

APN 41-290-10

REQUESTED BY  
FIRST NEVADA TITLE COMPANY  
IN OFFICIAL RECORDS OF  
DOUGLAS CO., NEVADA

'90 AUG 16 P12:45

SUZANNE BEAUDREAU  
RECORDER  
\$6.00 PAID *KAD* DEPUTY  
BOOK 890 PAGE 2373  
232474