

RECORDING REQUESTED BY

Alfred and Leila Oates  
AND WHEN RECORDED MAIL TO

Name Alfred and Leila Oates  
Street Address 1185 Gold Finch Court  
City & State Penn Valley, CA 95946

MAIL TAX STATEMENTS TO

Name  
Street Address same as above  
City & State

SPACE ABOVE THIS LINE FOR RECORDER'S USE

# Trust Transfer Deed

TTD 879 HH

THIS FORM FURNISHED BY TRUSTORS SECURITY SERVICE

181619

## Grant Deed (Excluded from Reappraisal Under Proposition 13, i.e., Calif. Const. Art 13A§1 et. seq.)

The undersigned Grantor (s) declare (s) under penalty of perjury that the following is true and correct:  
**THERE IS NO CONSIDERATION FOR THIS TRANSFER.**

Documentary transfer tax is \$ -0- <sup>48</sup>

Computed on full value of property conveyed, or  computed on full value less value of liens and encumbrances remaining at time of sale or transfer.

There is no Documentary transfer tax due. (state reason and give Code § or Ordinance number) \_\_\_\_\_

Unincorporated area:  City of \_\_\_\_\_ and  
This is a Trust Transfer under §62 of the Revenue and Taxation Code and Grantor (s) has (have) checked the applicable exclusion:

- Transfer to a revocable trust;
- Transfer to a short-term trust not exceeding 12 years with trustor holding the reversion;
- Transfer to a trust where the trustor or the trustor's spouse is the sole beneficiary;
- Change of trustee holding title;
- Transfer from trust to trustor or trustor's spouse where prior transfer to trust was excluded from reappraisal and for a valuable consideration, receipt of which is acknowledged.
- Other: \_\_\_\_\_

**GRANTOR(S):** Alfred L. Oates and Leila L. Oates, husband and wife and as joint tenants

hereby **GRANT(S)** to Alfred L. Oates and Leila L. Oates in trust as trustees of The Oates Family Trust dated September 16, 1993, and as hereinafter amended the following described real property in the County of Washoe, State of ~~California~~: Nevada

See Schedule "A" attached for description

Assessor's Parcel No. 033-391-06

Dated 9/16/93

Alfred L. Oates, Jr.  
ALFRED L. OATES, JR.

State of California  
County of \_\_\_\_\_  
On this the \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_,  
before me, \_\_\_\_\_  
the undersigned Notary Public, personally appeared

Leila L. Oates  
LEILA L. OATES  
Grantor - Transferor (s)

- personally known to me
- proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) \_\_\_\_\_ subscribed to the within instrument, and acknowledged that \_\_\_\_\_ executed it. WITNESS my hand and official seal.

Notary's Signature \_\_\_\_\_

(This area for official notarial seal)

318593

BK 0993 PG 4925

Title Order No. \_\_\_\_\_ Escrow, Loan or \_\_\_\_\_

PARCEL PAGE MAP BOOK Assessors Identification Number:

State of California

County of Nevada

} SS.

Title or Type of Document: Trust Transfer Deed  
 Number of Pages 2 Date of Document 9/16/93  
 Signer(s) Other than named below NONE

On September 16, 1993 before me, Pat Radabaugh,  
 Notary Public, personally appeared Alfred L. Oates, Jr. and Leila L. Oates,  
 personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose  
 name(s) ~~is/are~~ subscribed to the within instrument and acknowledged to me that ~~is/are~~ they executed the  
 same in ~~his/her~~ their authorized capacity(ies), and that by ~~his/her~~ their signature(s) on the instrument the  
 person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature Pat Radabaugh (Seal)  
 My Commission Expires March 14, 1994



FD-1 (Revised 1/93)

*COPIES*

**318593**  
**BK 0993PG4926**

SCHEDULE A

AN UNDIVIDED One-Four Thousand Five Hundred Ninetieths (1/4590ths) INTEREST IN AND TO THE FOLLOWING DESCRIBED REAL PROPERTY:

PARCEL ONE: That certain real property situate in the City of Sparks, County of Washoe, State of Nevada described as follows:

Parcel 1 as shown on the Official Plat - Plat Line Adjustment Map of Oak Park Units No. 1 and No. 2 [a portion of the Southwest one-quarter (SW 1/4) of the Southeast one-quarter (SE 1/4) of Section 4, Township 19 North, Range 20 East M.D.B. & M] TRACT MAP No. 1558 filed for record in the Office of the County Recorder of Washoe County Nevada on September 21, 1982, as file no. 815589, Official Records;

TOGETHER WITH all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any revisions, remainders, rents, issues or profits thereof;

EXCEPTING FROM SAID PARCEL ONE, the exclusive right to use and occupy all of the "Time Share Units" within the "Unit Types" as such terms are defined in the Declaration below described;

ALSO EXCEPTING FROM SAID PARCEL ONE, AND RESERVING UNTO GRANTOR, its successors and assigns, all those certain easements referred to in paragraphs 2.5, 2.6, 2.7, 2.9, and 8.2 of the Declaration of Covenants, Conditions and Restrictions for Time Share Ownership (Thunderbird Resort Club) recorded February 24, 1983, in the Office of the County Recorder of Washoe County, Nevada, as document, no. 840259, Official Records, as the same have been amended as described below, and may from time to time be further amended, (which Declaration and amendments are herein collectively referred to as "the Declaration");

PARCEL TWO: THE EXCLUSIVE RIGHT TO USE AND OCCUPY A " Two Bedroom UNIT TYPE," during a "Use Period" within the " Winter SEASON," (as such quoted terms are defined in the Declaration); together with the non-exclusive right to use the "Common Areas" as defined in the Declaration:

TO HAVE AND TO HOLD the above-described property together with the appurtenances, unto the said Grantee, and to Grantee's heirs and assigns;

SUBJECT TO ALL covenants, conditions, restrictions, limitations, easements, rights and rights-of-way of record.

THIS DEED is made and accepted upon all the covenants, conditions, restrictions, easements, assessments, liens and other matters set forth in the Declaration of Covenants, Conditions and Restrictions for Time Share Ownership (Thunderbird Resort Club), recorded February 24, 1983, in Book 1836, at Page 754 as Document No. 840259 of Official Records of the County Recorder of Washoe County, State of Nevada, the First Amendment to Declaration of Covenants, Conditions and Restrictions recorded March 11, 1983, as Document No. 842920, of said Official Records, and the Second Amendment to Declaration of Covenants, Conditions and Restrictions recorded May 15, 1984, as Document No. 924983 of said Official Records; all of which are incorporated herein by reference to the Declaration with the same force and effect as though fully set forth herein.

REQUESTED BY  
Alfred Oates  
IN OFFICIAL RECORDS OF  
DOUGLAS CO. NEVADA

93 SEP 27 P2:38

SUZANNE BEAUREAU  
REGISTRAR  
\$ 7.00 FEE K2 DEPUTY

318593  
BK 0993 PG 4927