# GRANT, BARGAIN and SALE DEED

THIS INDENTURE WITNESSETH: That DONALD A. SCHERBINSKE and ANDREA D. SCHERBINSKE, husband and wife

in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to DONALD W. HARMS and TAMMY L. HARMS, husband and wife as joint tenants with right of survivorship, and not as Tenants in Common

and to the heirs and assigns of such Grantee forever, all that real property situated in the unincorporated area State of Nevada, bounded and described as follows: County of Douglas The Ridge Sierra, Prime Season, Two Bedroom, Week #03-019-37-01, Stateline, NV 89449

See Exhibits 'A' and 'B' attached hereto and by this reference made a part hereof. Exhibit 'B' is attached to more accurately describe the Timeshare Condominium Estate being conveyed.

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,

January 07, 1997 DATE:

CALLFORNIA

STATE OF NEVADA

} ss.

COUNTY OF SOLAND

On 22 JANUARY 1997

, personally appeared before me, H.A. Jowes

SCHERBINSKE and a Notary Public, DONALD A.

ANDREA D. SCHERBISKE personally known or proved to me to be the person(s) whose name(s) is/are subscribed to the above

instrument and who acknowledged that she/he/they executed the instrument.

WITNESS my hand and official seal.

(This area above for official notarial seal)

Signature

RECORDING REQUESTED BY:

STEWART TITLE COMPANY

WHEN RECORDED MAIL TO:

Mr. & Mrs. D. Harms 15624 Route 84 North

East Moline, IL 61244

MAIL TAX STATEMENTS TO:

Ridge Sierra 200 Nichols Blvd.

Sparks, NV 89431

SEAL!

405548

H. A. JONES

Comm. #1063731 OTARY PUBLIC - CALIFORNIA SOLANO COUNTY Comm. Exp. July 2, 1999

BK0197PG3779

### LEGAL DESCRIPTION

All that certain elot, piece or parcel of land situate in the County Douglas, State of Nevada, described as follows:

A timeshare estate comprised of:

# PARCEL 1:

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

- (a) An undivided 1/8th interest as tenants in common, in and to the Common Area of Lot 2 of Tahoe Village Unit No. 3, as shown on the map recorded December 27, 1983, as Document No. 93408, Official Records of Douglas County, State of Nevada, and as said Common Area is shown on the Record of Survey of boundary line adjustment map recorded April 21, 1986, as Document No. 133713, Official Records of Douglas County, State of Nevada.
- (b) Unit No. A3 as shown and defined on said condominium map recorded as Document No. 93408, Official Records of Douglas County, State of Nevada.

# PARCEL 2:

A non-exclusive easement for ingress and egress for use and enjoyment and incidental purposes over, on and through the Common Areas as set forth in said condominium map recorded as Document No. 93408, Official Records of Douglas County, State of Nevada, and as said Common Area is shown on the Record of Survey of Boundary line adjustment map recorded as Document No. 133713, Official Records of Douglas County, State of Nevada.

# PARCEL 3:

An exclusive right to the use of a condominium unit and the non-exclusive right to use the real property referred to in subparagraph (a) of Parcel 1, and Parcel 2 above, during one "use week" within the "Prime use season" as that term is defined in the First Amended Restated Declaration of Time Share Covenants, Conditions and Restrictions for The Ridge Sierra recorded as Document No. 134786, Official Records, Douglas County, State of Nevada (the "C,C & R's"). The above-described exclusive and non-exclusive rights may be applied to any available unit in The Ridge Sierra project during said "use week" in the above referenced "use season" as more fully set forth in the C,C & R's.

# PARCEL 4:

A non-exclusive easement for encroachment together with the right of ingress and egress for maintenance purposes as created by that certain easement agreement recorded as Document No. 93659, Official Records of Douglas County, State of Nevada.

A Portion of APN 42-230- 03

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A timeshare estate comprised of:

#### PARCEL 1:

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

- (a) An undivided 1/8th interest as tenants in common, in and to the Common Area of Lot 2 of Tahoe Village Unit No. 3, as shown on the map recorded December 27, 1983, as Document No. 93408, Official Records of Douglas County, State of Nevada, and as said Common Area is shown on the Record of Survey of boundary line adjustment map recorded April 21, 1986, as Document No. 133713, Official Records of Douglas County, State of Nevada.
- (b) Unit No.  $^{A3}$  as shown and defined on said condominium map recorded as Document No. 93408, Official Records of Douglas County, State of Nevada.

### PARCEL 2:

A non-exclusive easement for ingress and egress for use and enjoyment and incidental purposes over, on and through the Common Areas as set forth in said condominium map recorded as Document No. 93408, Official Records of Douglas County, State of Nevada, and as said Common Area is shown on the Record of Survey of boundary line adjustment map recorded as Document No. 133713, Official Records of Douglas County, State of Nevada.

# PARCEL 3:

An exclusive right to the use of a condominium unit and the non-exclusive right to use the real property referred to in subparagraph (a) of Parcel 1, and Parcel 2 above, during one "Use Week" within the Prime "use season" as that term is defined in the Second Amended and Restated Declaration of Time Share Covenants, Conditions and Restrictions for The Ridge Sierra recorded as Document No. 183661, and as Amended by that certain Addendum recorded as Document No. 184444, Official Records, Douglas County, State of Nevada (the "CC&R's"). The above-described exclusive and non-exclusive rights may be applied to any available unit in The Ridge Sierra project during said "use week" in the above-referenced "use season" as more fully set forth in the CC&R'S.

# PARCEL 4:

A non-exclusive easement for encroachment together with the right of ingress and egress for maintenance purposes as created by that certain easement agreement recorded as Document No. 93659, Official Records of Douglas County, State of Nevada.

A portion of APN 42-230-03

Stewart Title of Douglas County

IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

'97 JAN 28 A10:17

**405548** BK 0 1 9 7 PG 3 7 8 1 LINDA SLATER
RECORDER

SPAID DEPUTY