

RECORDING REQUESTED BY:

LYNN A. DEAN, Attorney at Law

**WHEN RECORDED MAIL TO
(& MAIL TAX STATEMENTS TO:)**

✓ William & Margaret Ward
4641 Plantation Dr.
Fair Oaks, CA 95628

PTN APN# 42-200-28

8
Documentary Transfer Tax: \$0.00
(Not a Sale)

Transfer is to a Revocable Trust
for the benefit of Grantors.

Lynn A. Dean 5/3/00
Signature of Declarant

QUITCLAIM DEED

BILL WARD and MARGE WARD, husband and wife as joint tenants with right of survivorship and not as tenants in common, the undersigned Grantors, do hereby remise, release and forever quitclaim to

WILLIAM C. WARD, JR. and MARGARET S. WARD, as Trustees of THE WILLIAM AND MARGARET WARD REVOCABLE TRUST dated 5/3/00, the following described real property in the County of Douglas, State of Nevada:

PLEASE REFER TO EXHIBITS "A" & "B" ATTACHED HERETO AND BY THIS REFERENCE INCORPORATED HEREIN FOR ACCURATE DESCRIPTION OF TIMESHARE CONDOMINIUM ESTATE BEING TRANSFERRED

Said real property is commonly referred to as:
A Timeshare Condominium Estate (Lot 33, Tahoe Village Unit No. 3, Unit 138)
The Ridge Tahoe/Naegle Building, Swing Season, Week #33-138-31-03
P.O. Box 5790
Stateline, Nevada 89449

DATED: 5-3-00

W. Ward
WILLIAM C. WARD, JR.

DATED: 5/3/00

Margaret S. Ward
MARGARET S. WARD

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WILLIAM & MARGARET WARD QUITCLAIM DEED
4641 Plantation Drive, Fair Oaks, CA 95628
APN# 42-200-28
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STATE OF CALIFORNIA
COUNTY OF Placer

On May 3, 2000, before me, Jerilyn Carl Moby, personally appeared William C. Ward, Jr. and Margaret C. Ward, personally known to me or proved to me on the basis of satisfactory evidence to be the person whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signatures on the instrument the person(s), or the entity(ies) upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.



Jerilyn Carl Moby
Notary Public

I certify under penalty of perjury that the notary seal reads as follows:

Name of Notary: Jerilyn Carl Moby

Date Commission Expires: 10-25-03 Commission # 1239690

County of Commission: Placer Mfg.ID.# MGC1

State of Commission: California

Signature: Jerilyn Carl Moby

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A TIMESHARE ESTATE COMPOSED OF:

PARCEL ONE

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

- (A) An undivided 1/20th interest as tenants-in-common, in and to Lot 33 as shown on Tahoe Village Unit No. 3-10th Amended Map, Recorded September 21, 1990 as Document No. 235008, Official Records of Douglas County, State of Nevada. Except therefrom Units 121 to 140 (inclusive) as shown and defined on that certain Condominium Plan recorded August 20, 1982, as Document 70305 of Official Records.
- (B) Unit No. 138 as shown and defined on said Condominium Plan.

PARCEL TWO

- (A) a non-exclusive easement for roadway and public utility purposes as granted to Harich Tahoe developments in deed recorded December 8, 1981, as Document No. 63026, being over a portion of Parcel 26-A (described in Document No. 01112, recorded June 17, 1976) in Section 30, Township 13 North, Range 19 East M.D.B. & M.; and
- (B) An easement for ingress, egress and public utility purposes, 32' wide, the centerline of which is shown and described on the Seventh Amended Map of Tahoe Village No. 3, recorded April 9, 1986, as Document No. 133178 of Official Records, Douglas County, State of Nevada.

PARCEL THREE

A non-exclusive right to use the real property known as "Common Area" as shown on Tahoe Village Unit No. 3-10th Amended Map, Recorded September 21, 1990 as Document No. 235008 of the Douglas County Recorder's Office, Douglas County, Nevada, within Section 30, Township 13 North, range 19 East, M.D.B. & M. for all those purposes provided for in the Declaration of Covenants, Conditions, and Restrictions recorded January 11, 1973, as Document No. 63681, in book 173 Page 229 of Official Records and in modifications thereof: (1) recorded September 28, 1973, as Document No. 69063 in Book 973 Page 812 of Official Records; (2) recorded July 2, 1976, as Document No. 1472 in Book 776 Page 87 of Official Records; and (3) recorded July 26, 1989, as Document No. 207446, in Book 789, Page 3011.

PARCEL FOUR

A non-exclusive easement for ingress and egress and recreational purposes and for the use and enjoyment and incidental purposes over, on and through Lots 29, 30, 35, 39, 40, and 41 as shown on Tahoe Village Unit No. 3 - 10th Amended Map, Recorded September 21, 1990 as Document No. 235008 of the Douglas County Recorder's Office, Douglas County, Nevada, within Section 30, Township 13 North, Range 19 East M.D.B. & M. for all those purposes provided for in the Fourth Amended and Restated Declaration of Covenants, Conditions and Restrictions, recorded February 14, 1984, as Document No. 96758 and as amended from time to time of Official Records of Douglas County, State of Nevada.

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EXHIBIT "A" CONTINUED

The Exclusive right to use said UNIT and the non-exclusive right to use the real property referred to in subparagraph (A) of Parcel One and Parcels Two, Three, and four above during ONE "use week" within the SWING "use season", as said quoted terms are defined in the Fourth Amended and Restated Declaration of Covenants, Conditions and Restrictions of the Ridge Tahoe, recorded February 14, 1984, as Document No. 96758 of Official Records of Douglas County, state of Nevada.

The above described exclusive and non-exclusive rights may be applied to any available unit in Lots 31, 32, or 33 only during said use week within said use season.

A Portion of APN 42-200-28

EXHIBIT "B" (33)

An undivided 1/51st interest as tenants in common in and to that certain real property and improvements as follows: (A) An Undivided 1/20th interest in and to Lot 33 as shown on Tahoe Village Unit No. 3-13th Amended Map, recorded December 31, 1991, as Document No. 268097, rerecorded as Document No. 269053, Official Records of Douglas County, State of Nevada, excepting therefrom Units 121 to 140 (inclusive) as shown on that certain Condominium Plan recorded August 20, 1982, as Document No. 70305; and (B) Unit No. 138 as shown and defined on said Condominium Plan; together with those easements appurtenant thereto and such easements described in the Fourth Amended and Restated Declaration of Time Share Covenants, Conditions and Restrictions for The Ridge Tahoe recorded February 14, 1984, as Document No. 096758, as amended, and in the Declaration of Annexation of The Ridge Tahoe Phase III recorded February 21, 1984, as Document No. 097150, as amended by document recorded October 15, 1990, as Document No. 236691, and as described in the Recitation of Easements Affecting The Ridge Tahoe recorded February 24, 1992, as Document No. 271619, and subject to said Declarations; with the exclusive right to use said interest in Lots 31, 32, or 33 only, for one week each year in the Swing "Season" defined in and in accordance with said Declarations.

APNS: 42-200-28

THIS INSTRUMENT IS BEING RECORDED AS AN ACCOMMODATION ONLY. NO LIABILITY, EXPRESSED OR IMPLIED, IS ASSUMED AS TO ITS REGULARITY OR SUFFICIENCY NOR AS TO ITS AFFECT, IF ANY, UPON TITLE TO ANY REAL PROPERTY DESCRIBED THEREIN.

STEWART TITLE OF DOUGLAS COUNTY

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REQUESTED BY

Lynn A. Dean

IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2000 JUL 10 AM 11:12

LINDA SLATER
RECORDER

\$10⁰⁰ PAID 2 DEPUTY.