

Return to:

Name:

GroupWise, Inc.

Address:

P.O. Box 1152

Hermitage, PA 16148

This Instrument Prepared by:

W. Louis McDonald, single

P.O. Box 412

Gatlinburg, TN 37738

This WARRANTY DEED, Made and executed the 20th day of July, 2001 by

Person who's Post Office Address is:

Melissa A. (Mancini) Alexander

601 Highland Court

Cranberry Twp., PA 16066

Hereinafter called the Grantors, to

Whose Post Office is:

W. Louis McDonald

P.O. Box 412

Gatlinburg, TN 37738

R.P.T.T. \$ 30

Hereinafter called the Grantee.

(Whenever used the terms "Grantor" and "Grantee" include all the parties to this instrument, singular and plural, and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of the corporations, whenever the context so admits or requires.)

Witnesseth

That the Grantor, in consideration for the sum of ONE DOLLAR (\$1.00), lawful money of the United States of America, paid to Grantor by Grantee, the receipt whereof 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" attached hereto and incorporated herein by this reference;

TOGETHER with the tenements, hereditaments and appurtenances thereunto belonging or appertaining and the reversions, 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 of way, agreements and the Fourth Amended and Restated Declaration of Timeshare Covenants, Conditions and Restrictions dated January 30th, 1984 and Recorded February 14th, 1984, as Document No. 96758, Book 284, Page 5202, Official Records of Douglas County, Nevada, as amended from time to time, which Declaration is incorporated herein by this reference as if the same were fully set forth herein;

TO HAVE AND TO HOLD, the same in fee simple forever. Together, with all tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining.

BEING the same property conveyed TO Melissa A. (Mancini) Alexander, by Warranty Deed dated February 22nd, 1993 and of record in Book 393, Page 883, Official Records of Douglas County, State of Nevada.

AND the Grantor hereby covenants with said Grantee that it is lawfully seized of said land in fee simple; that it has good right and lawfully authority to sell and convey said land; that it is hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free from all encumbrances.

EXHIBIT "A"

An undivided 1/102nd interest as tenants in common in and to that certain real estate property and improvements as follows: (A) An undivided 1/50th interest in and to lot 28 as shown on Tahoe Village Unit No. 3-13th Amended Map, recorded December 31, 1991, as Document No. 268697, rerecorded as Document No. 269053, Official Records of Douglas County, State of Nevada, excepting therefrom Units 1 through 50 (inclusive) as shown on said map; 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 14th, 1984, as Document No. 096758, as amended, and in the Declaration of Annexation of the Ridge Tahoe Phase Six recorded December 18th, 1990, as Document No. 241238, as amended Declaration of Annexation of the Ridge Tahoe Phase Six, recorded February 25th, 1992, as Document No. 271727, and as described in the Recitation of Easements Affecting The Ridge Tahoe recorded February 24th, 1992, as Document No. 271619, and subject to said Declarations; with the exclusive right to use said interest, in Lot 28 only, for one week every year in Even-numbered years in accordance with said Declarations.

A portion of APN: 42-254-01

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BOOK 1101 PAGE 6692

In Witness Whereof, the said Grantor has caused these presents to be executed in its name, by proper individual hereunto duly authorized the day and year first above written.

Signed, sealed and delivered in the presence of:

Melissa A. Alexander
Melissa A. Alexander

Cathleen Blumling
Witness #1

Cathy Blumling
Print Name

Raymond B Alexander
Witness #2

Raymond B Alexander
Print Name

STATE OF Pennsylvania

COUNTY OF Allegheny

Personally appeared before me, the undersigned authority, a Notary Public, Melissa A. Alexander, with whom I am personally acquainted and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand, at office, this the 26th day of, 2001.

Notarial Seal
Deborah L. Hayman, Notary Public
Neville Twp., Allegheny County
My Commission Expires Mar. 1, 2003
Member, Pennsylvania Association of Notaries

Deborah L Hayman
Notary Public

My Commission Expires 3/1/03

THE PREPARER OF THIS INSTRUMENT MAKES NO REPRESENTATIONS AS TO THE STATUS OF TITLE OF THE PROPERTY DESCRIBED THEREIN.

REQUESTED BY
Group Wise Inc
IN OFFICIAL RECORDS OF
DOUGLAS CO. NEVADA

2001 NOV 21 AM 10:19

LINDA SLATER
RECORDER

\$15⁰⁰ PAID K. J. DEPUTY

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