

17
RPTT # 8
A.P.N. A portion of 40-300-01

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE, made and entered into this 4th day of January, 2002, by and between Grantor, DONALD K. BROOKS, JR., a married man as his sole and separate property, and Grantees, DONALD K. BROOKS, JR., and KATHRYN L. BROOKS as Trustees of the BROOKS FAMILY TRUST dated January 4, 2002.

WITNESSETH:

That the said Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00), lawful money of the United States, to him in hand paid by the said Grantees, and other good and valuable consideration, receipt of which is hereby acknowledged, does hereby present GRANT, BARGAIN, SELL and CONVEY unto the said Grantees, to be held and administered and distributed as their community property with rights of survivorship, their successors and assigns forever, all that interest, which represents a one-half interest in, that certain real property situate in the unincorporated area, County of Douglas, State of Nevada, more particularly described as follows, to-wit:

The Ridge View, One Bedroom, Winter Season, Week #50-001-49-04, 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 the reversion and reversions, remainder and remainders, rents, issues, and profits thereof, all water rights and mineral rights if any, in, on, under, or appurtenance to said property and all fixtures and

0534784

BK0202PG5027

improvements thereon. To have and to hold all and singular the premises together with the appurtenances, unto Grantees, and to their successors and assigns forever.

Grantor warrants for himself, his heirs, executors and administrators that the above-described property is free from restrictions, liens and encumbrances save those of record on the day and year first above written.

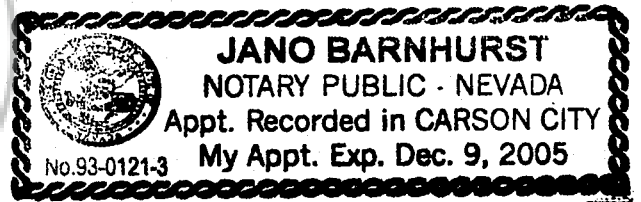
IN WITNESS WHEREOF, Grantor has caused this Indenture to be executed on the day and year first above written.

Donald K. Brooks, Jr.
DONALD K. BROOKS, JR.
13 Kelly Circle
Glenbrook, Nevada 89413

STATE OF NEVADA)
)ss:
CARSON CITY)

On the 4 day of January, 2002, personally appeared before me, a Notary Public, **DONALD K. BROOKS, JR.**, personally known to me to be the person whose name is subscribed to the above instrument, and who acknowledged that he executed the instrument.

SUBSCRIBED AND SWORN TO before me
this 4 day of January, 2002.



Jano Barnhurst
NOTARY PUBLIC

✓ WHEN RECORDED MAIL TO:
Sandra G. Lawrence, Esq.
Dyer, Lawrence, Cooney & Penrose
2805 N. Mountain Street
Carson City, Nevada 89703

EXHIBIT "A"
LEGAL DESCRIPTION

A timeshare estate comprised of:

Parcel 1: an undivided 1/51st interest in and to the certain condominium described as follows:

(a) An undivided 1/24th interest as tenants in common, in and to the Common Area of Lot 50, Tahoe Village, Unit No. 1, as designated on the Seventh Amended Map of Tahoe Village Unit No. 1, recorded on April 14, 1982, as Document No. 66828 Official Records of Douglas County, State of Nevada, and as said Common Area is shown on Record of Survey of boundary line adjustment map recorded March 4, 1985, in Book 385, Page 160, of Official Records of Douglas County, Nevada, as Document No. 114254.

(b) Unit No. 001 as shown and defined on said 7th Amended Map of Tahoe Village, Unit No. 1.

Parcel 2: a non-exclusive easement for ingress and egress and for use and enjoyment and incidental purposes over and on and through the Common Areas as set forth on said Seventh Amended Map of Tahoe Village, Unit No. 1, recorded on April 14, 1982, as Document No. 66828, Official Records of Douglas County, State of Nevada, and as further set forth upon Record of Survey of boundary line adjustment map recorded March 4, 1985, Book 385, at Page 160, of Official Records of Douglas County, Nevada as Document No. 114254.

Parcel 3: the exclusive right to use said unit and the non-exclusive right to use the real property referred to in paragraph (a) of Parcel 1 and Parcel 2 above during one "use week" within the "Winter use season" as the above quoted terms are defined in the Declaration of Conditions, Covenants and Restrictions, recorded on December 1, 1984, in Book 1284, Page 1993, as Document No. 111558 of said Official Records, and Amended by instrument recorded March 13, 1985, in Book 385, Page 961, of Official Records, as Document No. 114670. The above described exclusive and non-exclusive rights may be applied to any available unit in the project during said "use week" in said above mentioned use season.

A PORTION OF APN 40-300- 01

0534784

BK0202PG5029

A timeshare estate comprised of:

Parcel 1: an undivided 1/51st interest in and to the certain condominium described as follows:

(A) An undivided 1/24th interest as tenants in common, in and to the Common Area of Lot 50, Tahoe Village, Unit No. 1, as designated on the Seventh Amended Map of Tahoe Village Unit No. 1, recorded on April 14, 1982, as Document NO. 66828, Official Records of Douglas County, State of Nevada, and as said Common Area is shown on Records of Survey of Boundary Line Adjustment map recorded March 4, 1985, in Book 385, Page 160, of Official Records of Douglas County, Nevada, as Document No. 114254.

(B) Unit No. 001 as shown and defined on said Seventh Amended Map of Tahoe Village, Unit No. 1.

Parcel 2: a non-exclusive easement for ingress and egress and for use and enjoyment and incidental purposes over and on and through the Common Areas of Tahoe Village Unit No. 1, as set forth on said Ninth Amended Map of Tahoe Village, Unit No. 1, recorded on September 21, 1990, in Book 990, at Page 2906, as Document No. 235007, Official Records of Douglas County, State of Nevada.

Parcel 3: the exclusive right to use said 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 "Winter use season" as said quoted terms are defined in the Declaration of Conditions, Covenants and Restrictions, recorded on December 21, 1984, in Book 1284, Page 1993, as Document No. 111558 of said Official Records, and Amended by instrument recorded March 13, 1985, in Book 385, Page 961, of Official Records, as Document No. 114670. The above described exclusive and non-exclusive rights may be applied to any available unit in the project during said "use week" in said above mentioned "use season".

A Portion of APN 40-300-01.

REQUESTED BY
Sandra G Lawrence Esq
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2002 FEB 15 AM 9:29

LINDA SLATER
RECORDER

17 PAID *kg* DEPUTY

0534784

BK0202PG5030