

PTN 42-230-08

THE RIDGE TAHOE
GRANT, BARGAIN, SALE DEED

R.P.T.T. \$ #8

THIS INDENTURE, made this 29 day of May, 2002 between ROBERT W. WATSON and FLORA M. C. WATSON, husband and wife as joint tenants with right of survivorship, Grantor, and ROBERT WEIR WATSON, III and FLORA M. C. WATSON, Trustees of The 2002 Watson Family Trust under the date of May 29, 2002, Grantee;

WITNESSETH:

That Grantor, for no consideration, does by these presents, grants, bargains and sells 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 thereto belonging or appurtenant and the reversion and reversions, remainder and 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 First Amended and Restated Declaration of Timeshare Covenants, Conditions and Restrictions Recorded May 14, 1986, at Book 586, page 1232, as under Document No. 134786, Official Records of Douglas County, Nevada, and which Declarations is incorporated herein by this reference as if the same were fully set forth herein.

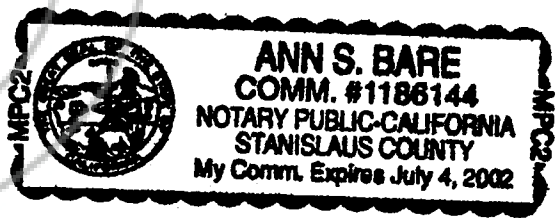
TO HAVE AND TO HOLD all and singular the premises, together with the appurtenances, unto the said Grantee and Grantee's assigns forever.

IN WITNESS WHEREOF, the Grantor has executed this conveyance the day and year first above written.

STATE OF CALIFORNIA)
) ss.
COUNTY OF STANISLAUS)

On May 29, 2002, before me, Ann S. Bare, personally appeared Robert W. Watson and Flora M. C. Watson, personally known to me (~~or proved to me on the basis of satisfactory evidence~~) to be the person(s) whose name(s) 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 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.

Robert W. Watson
Robert W. Watson
Flora M. C. Watson
Flora M. C. Watson



Signature: Ann S. Bare
Ann S. Bare

SPACE BELOW FOR RECORDER'S USE ONLY

WHEN RECORDED MAIL TO:
Name: Law Offices of Ralph C. Ogden, III
Street: 1535 J St., Ste. A
City & State: Modesto, CA 95354

0543919
BK0602PG01343

EXHIBIT A

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 28, 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. B4 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 (1) 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&Rs.

PARCEL 4:

A non-elusive 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- 230-08

APN: 03-024-22-02

REQUESTED BY
Ralph Ogden III
IN OFFICIAL RECORDS OF
DOUGLAS CO. NEVADA

2002 JUN -6 AM 10: 34

LINDA SLATER
RECORDER

\$15⁰⁰ PAID *K2* DEPUTY

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