

APN# 1319-30-722-001

Recording Requested by:

When recorded mail to: Merrill Abeshaus
1801 Hereford Dr.
Flagstaff, Az, 86001

WARRANTY DEED

R.P.T.T. \$ 8A

For the consideration of TEN AND NO/100 DOLLARS, and other valuable considerations, For we,
Merrill M. Abeshaus and Rhoda Mae Abeshaus, husband
and wife as joint tenants with rights of survivorship

do hereby convey to Abeshaus Family Trust U/A/D 9/14/92 the GRANTOR
Merrill M. Abeshaus, Trustee and Rhoda Mae Abeshaus, Trustee the GRANTEE

the following described real property situate in Douglas County, state of Nevada

SEE ATTACHED EXHIBIT "A"

SUBJECT TO: Existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way
and easements of record.

And the GRANTOR does warrant the title against all persons whomsoever, subject to the matters above set forth.

DATED: 7/3/02

Merrill M. Abeshaus
MERRILL M. ABESHAUS
Rhoda Mae Abeshaus
RHODA MAE ABESHAUS

STATE OF Arizona) ss.
County of Coconino)

This instrument was acknowledged and executed before me this 3 day of July, ²⁰⁰² ~~19~~ by Merrill M
and Rhoda Mae Abeshaus Abeshaus

My Commission Expires:
18 Nov 2002

Jantina D. Wilson
Notary Public



0546595

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EXHIBIT A

COPY

A Timeshare Estate comprised of:

Parcel One:

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

- (a) An undivided 1/20th interest, as tenants-in-common, in and to Lot 32 of Tahoe Village Unit No. 3, Fifth-Amended Map, recorded October 29, 1981, as Document No. 61612 as corrected by Certificate of Amendment recorded November 23, 1981 as Document No. 62661, all of Official Records Douglas County, State of Nevada. Except therefrom units 101 to 120 Amended Map and as corrected by said Certificate of Amendment.
- (b) Unit No. 101 as shown and defined on said last mentioned map and as corrected by said Certificate of Amendment.

Parcel Two:

A non-exclusive right to use the real property known as Parcel "A" on the Official Map of Tahoe Village Unit No. 3, recorded January 22, 1973, as Document No. 63805, records of said county and state, 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 the modifications thereof recorded September 28, 1973 as Document No. 69063 in Book 973 Page 812 of Official Records and recorded July 2, 1976 as Document No 1472 in Book 776 Page 87 of Official Records.

Parcel Three:

A non-exclusive easement for ingress and egress and recreational purposes and for use and enjoyment and incidental purposes over, on and through Lots 29, 39, 40 and 41 as shown on said Tahoe Village Unit No. 3, Fifth Amended Map and as corrected by said Certificate of Amendment.

Parcel Four:

- (a) A non-exclusive easement for roadway and public utility purposes as granted to Harich Tahoe Developments in deed re-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.M., - and -
- (b) An easement for ingress, egress and public utility purposes, 32' wide, the centerline of which is shown and described on the 5th amended map of Tahoe Village No. 3, recorded October 29, 1981 as Document No. 61612 and amended by Certificate of Amendment recorded November 23, 1981 as Document No. 62661, Official Records, Douglas County, State of Nevada.

Parcel Five:

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 SUMMER "use season", as said quoted terms are defined in the Declaration of Restrictions, recorded January 11, 1982 as Document No. 63825 of said Official Records.

The above described exclusive and non-exclusive rights may be applied to any available unit in the project, during said use week within said season.

REQUESTED BY

IN OFFICIAL RECORDS OF
DOUGLAS CO. NEVADA

1982 FEB. 22 PM 1:22

SUZANNE BEAUDREAU
RECORDER

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COPY

REQUESTED BY
Merrill Abeshaw
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2002 JUL -8 PM 3: 12

LINDA SLATER
RECORDER

\$ 16 PAID kg DEPUTY

0546595

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