A.P.N. #A ptn of 1319-30-723-004

R.P.T.T. \$ 4.55

ESCROW NO. TS09004295/AH

Full Value

RECORDING REQUESTED BY:

STEWART TITLE COMPANY
WHEN RECORDED MAIL TO:
MAIL TAX STATEMENTS TO:

Edward Smart & Mieke Smart 3581 Clifford Ct. Castro Valley, CA 94546

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That BENGT L. MOSSBERG and ING-MARIE M.G. MOSSBERG as trustees of the MOSSBERG TRUST dated January 22, 1986 restated April 9, 1998

in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to

EDWARD S. SMART and MIEKE V. SMART, Co-Trustees of THE EDWARD S. AND MIEKE V. SMART FAMILY TRUST, dated June 20, 1994

and to the heirs and assigns of such Grantee forever, all that real property situated in the unincorporated area County of Douglas State of Nevada, bounded and described as follows:

The Ridge Tahoe, Naegle Building, Swing Season, Week #33-124-19-01,
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 any reversions, remainders, rents, issues or profits thereof.

DATE: August 15, 2002

Benga L. Mossberg, Trustee

Manual Minhor Tree

Ang-Marie M.G.) Mossberg,

Trustee

STATE OF <u>California</u> } ss.

AMY BACHLER
Commission # 1337627
Notary Public - California
Orange County
My Comm. Expires Jan 5, 2006

This instru	ment was acknowledged before me on 9-79-02 engt L. Mossberg, Trustee and
Ing-	Marie M.G. Mossberg, Trustee
Signature_	amer Bachler
_	Notary Public

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 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 121 to 140 as shown and defined on that certain Condominium Plan recorded August 20, 1982, as Document No. 70305 of Official Records.

(b) Unit No. 124 as shown and defined on said Condominium Plan.

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., (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 SPRING/FALL "use season", as said quoted terms are defined in the Declaration of Restrictions, recorded september 17, 1982, as Document No. 71000 of said Official Records. The above described excluthe above described exclusive and non-exclusive rights may be applied to any available unit in the project, during said use week within said season.

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1/51st interest as tenants in common in and to that undivided An certain real property and improvements as follows: (A) An Undivided interest in and to Lot 33 as shown on Tahoe Village Unit No. 3-13th Amended Map, recorded December 31, 1991, as Document No. 269053, rerecorded as Document No. Official Records of 268097. State of Nevada, excepting therefrom Units 121 to Douglas County, shown on that certain Condominium Plan recorded 140 (inclusive) as August 20, 1982, as No. 70305; and (B) Unit No. Document as shown and defined on said Condominium Plan; together with those thereto and such easements described in the easements appurtenant Declaration of Time Share Covenants, Restated Fourth Amended and and for The Ridge Tahoe recorded February Conditions Restrictions 096758, as amended, and 1984. as Document No. of Annexation of The Ridge Tahoe Phase III recorded Declaration 097150, as amended by document February 21, 1984, as Document No. recorded October 15, 1990, as Document No. 236691, and as described Recitation of Easements Affecting The Ridge Tahoe recorded February 24, 1992, as Document No. 271619, and subject 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: 1319-30-723-004

REQUESTED BY

Stewart Title of Oouglas County
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2002 SEP 27 AM 10: 09

LINDA SLATER
RECORDER

\$ 6 PAID DEPUTY

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