

RECORDING REQUESTED BY

R.P.T.T. #1.95

APN # 1319-30-724-039 (PTN)

AND WHEN RECORDED MAIL THIS DEED AND, UNLESS OTHERWISE SHOWN BELOW, MAIL TAX STATEMENTS TO:

✓ Scott Cummings  
1350 Centerville Ln. #25  
Gardnerville, Nv. 89410

DATE: February 21 2003

# GRANT DEED

REAL PROPERTY TRANSFER TAX: 1.95 A.P.N. 1319 - 30 - 724 - 039  
( ) computed on full value of property conveyed, or  
( ) computed on full value less value of liens and encumbrances ASSUMED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, John J. Ward, a single man, Scott R. Cummings, a single man, and Danny O'Looney, a single man as Tenants in Common

do(es) hereby GRANT TO

John J. Ward, a single man, Scott R. Cummings, a single man, Danny O'Looney, a single man, and Charlotte L Weaver, a single woman, as Tenants in Common

the real property situate in the County of Douglas, State of Nevada, described as follows:

The Ridge Tahoe, Tower Building, Studio Unit, Swing Season, Week #34-038-51-01, 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 tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversion, remainders, rents, issues or profits thereof.


STATE OF NEVADA  
COUNTY OF Douglas  
On March 14, 2003 before me }  
the undersigned, a Notary Public in and for said County and State, } ss  
personally appeared  
John J. Ward,  
Scott R. Cummings  
Danny O'Looney

John J. Ward  
John J. Ward  
Scott R. Cummings  
Scott R. Cummings

Danny O'Looney  
Danny O'Looney  
SPACE BELOW FOR RECORDER'S USE

known to me to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged to me that he/she they executed the same.

WITNESS my hand and official seal.  
Julia A. Blair

 JULIA A. BLAIR  
Notary Public - State of Nevada  
Appointment Recorded in Douglas County  
No: 93-3745-5 - Expires July 11, 2005

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EXHIBIT "A"

A TIMESHARE ESTATE COMPOSED OF:

PARCEL ONE:

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

- (A) An undivided 1/38th interest as tenants-in-common, in and to Lot 34 of Tahoe Village Unit No. 3 as shown on the Eighth Amended Map, recorded as Document No. 156903 of Official Records of Douglas County, State of Nevada. Except therefrom Units 001 to 038 as shown and defined on that certain Condominium Plan recorded June 22, 1987 as Document No. 156903 of Official Records of Douglas County, State of Nevada.
- (B) Unit No. 038 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 the use and enjoyment and incidental purposes over, on and through Lots 29, 39, 40, and 41 as shown on Tahoe Village Unit No. 3 - Seventh Amended Map, recorded April 9, 1986 as Document No. 133178 of Official Records of Douglas County, State of Nevada for all those purposes provided for in the Fourth Amended and Restated Declaration of Covenants, Conditions and Restrictions, recorded February 14, 1984, as Document No. 96758 of Official Records of Douglas County, State of Nevada.

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, - and -
- (B) An easement for ingress, egress and public utility purposes, 32' wide, the centerline of which is shown and described on the Seventh Amended Map of Tahoe Village No. 3, recorded April 9, 1986, as Document No. 133178 of Official records, Douglas County, State of Nevada.

PARCEL FIVE:

The exclusive right to use a unit of the same Unit Type as described in the Amended Declaration of Annexation of Phase Three Establishing Phase Four, recorded on June 22, 1987, as Document No. 156904 of Official Records of Douglas County, in which an interest is hereby conveyed in subparagraph (B) of Parcel One, 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 for all of the purposes provided for in the Fourth Amended and Restated Declaration of Covenants, Conditions and Restrictions of the Ridge Tahoe, recorded February 14, 1984, as Document No. 96758 of Official Records of Douglas County, during ONE use week within the "Swing season", as said quoted term is defined in the Amended Declaration of Annexation of Phase Three Establishing Phase Four.

The above described exclusive rights may be applied to any available unit of the same Unit Type on Lot 34 during said use week within said "use season".

A Portion of APN 42-261-38

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EXHIBIT "B" (34)

An undivided 1/51st interest as tenants in common in and to that certain real property and improvements as follows: (A) an undivided 1/38th interest in and to Lot 34 as shown on Tahoe Village Unit No. 3-13th Amended Map, recorded December 31, 1991, as Document No. 268097, rerecorded as Document No. 269053, Official Records of Douglas County, State of Nevada, excepting therefrom Units 001 to 038 as shown on that certain Condominium Plan recorded June 22, 1987, as Document No. 156903; and (B) Unit No. 038 as shown and defined on said Condominium Plan; 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 14, 1984, as Document No. 096758, as amended, and in the Declaration of Annexation of The Ridge Tahoe recorded February 21, 1984 as Document No. 097150 and as amended by Documents recorded October 15, 1990, June 22, 1987 and November 10, 1987 as Document Nos. 236691, 156904 and 166130, and as described in the Recitation of Easements Affecting The Ridge Tahoe recorded February 24, 1992, as Document No. 271619, and subject to said Declarations; with the exclusive right to use said interest in the same unit type conveyed, in Lot 34 only, for one week each year in the Swing "Season" as defined in and in accordance with said Declarations.

A portion of APN: 42-261-38

REQUESTED BY  
Scott Cummings  
IN OFFICIAL RECORDS OF  
DOUGLAS CO. NEVADA

2003 MAR 14 AM 11:45

WERNER CHRISTEN  
RECORDER

\$16<sup>00</sup> PAID Bh DEPUTY

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