

16.

REQUESTED BY
Clarence Goedicke
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

This document prepared by (and after recording return to):
Name: ✓ Jennifer L. & Richard Fulks
Firm/Company:
Address: 1446 Murwood Drive
Address 2:
City, State, Zip: Walnut Creek, CA 94596
Phone: 925.287.9763

2004 MAR 23 AM 9:50

WERNER CHRISTEN
RECORDER

⁰⁹
\$16 PAID *KJ* DEPUTY

R.P.T.T. \$ 7⁸⁶

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Assessor's Parcel No. = ~~1318-261-010-06~~
1318-06-101-006

GRANT, BARGAIN, SALE DEED
(Husband and Wife to Husband and Wife)

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, **CLARENCE E. GOEDICKE** and **PATRICIA M. GOEDICKE**, Husband and Wife, hereinafter referred to as "Grantors", do hereby grant, bargain, sell, and convey unto **JENNIFER L. FULKS** and **RICHARD L. FULKS**, Husband and Wife, as joint tenants with rights of survivorship, hereinafter "Grantees", the following lands and property, together with all improvements located thereon, lying in the County of Douglas, State of Nevada, to-wit:

SEE DESCRIPTION ATTACHED "Exhibit "A""

Prior instrument reference: Book 891, Page 1860, Document No. 257627, of the Recorder of Douglas County, Nevada

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by Grantors, if any, which are reserved by Grantors.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD TOGETHER with all tenements, hereditaments, and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

GRANTORS do for Grantors and Grantors' heirs, personal representatives, executors and assigns forever hereby covenant with GRANTEES that Grantors are lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantors have a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

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BK 0304 PG 10756

This deed is made and accepted upon all of the covenants, conditions, restrictions, assessments, lines, easements and other matters set forth in said Declaration of Timeshare Use and amendments thereto all of which are incorporated herein by reference.

TO HAVE AND TO HOLD to the said Grantees as joint tenants, with right of survivorship, their heirs, personal representatives, executors and assigns forever: it being the intention of the parties to this conveyance, that (unless the joint tenancy hereby created is severed or terminated during the joint lives of the grantees herein) in the event one Grantee herein survives the other, the entire interest in fee simple shall pass to the surviving Grantee, and if one does not survive the other, then the heirs and assigns of the Grantees herein shall take as tenants in common.

WITNESS Grantor(s) hand(s) this the 11 day of March, 20 04.

Grantor Clarence E. Goedicke
CLARENCE E. GOEDICKE

Patricia M. Goedicke
Grantor
PATRICIA M. GOEDICKE

STATE OF California

COUNTY OF Nevada

This instrument was acknowledged before me on March 11, 2004 (date) by Clarence E. Goedicke (name(s) of person(s)).

Patricia M. Goedicke

Kinnie C. Kayle
Notary Public

Printed Name: Kinnie C. Kayle

(Seal)

My Commission Expires: 2-08-08



Grantor(s) Name, Address, phone:
CLARENCE E. & PATRICIA M.
GOEDICKE
17675 FOXTAIL DRIVE
PENN VALLEY, CA 95946
(530) 432-1552

Grantee(s) Name, Address, phone:
JENNIFER L. & RICHARD L. FULKS
1446 MURWOOD DRIVE
WALNUT CREEK, CA 94596
(925) 287-9763

SEND TAX STATEMENTS TO GRANTEE

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EXHIBIT A

The land situated in the State of Nevada, County of Douglas and described as follows:

An undivided one-three thousand two hundred and thirteenth (1/3213) interest as a tenant in common in the following described property (The Real Property):

A portion of the North one-half of the Northwest one-quarter of Section 26, Township 13 North, Range 18 East,

MDB&M, described as follows: Parcel 3, as shown on that amended Parcel Map for John E. Michelsen and Walter

Cox recorded February 3, 1981, in Book 281 of Official Records at page 172, Douglas County, Nevada, as Document No. 53178, said map being an amended map of Parcels 3 and 4 as shown on that certain map for John E. Michelsen and Walter Cox, recorded February 10, 1978, in Book 278, of Official Records at page 591, Douglas County, Nevada, as Document No. 17578.

Excepting from the real property the exclusive right to use and occupy all of the Dwelling Units as defined in the "Declaration of Timeshare Use" as amended.

Also excepting from the real property and reserving to grantor, its successors and assigns, all those certain easements referred to in paragraphs 2.5, 2.6 and 2.7 of said Declaration of Timeshare Use and amendments thereto together with the right to grant said easements to others.

Together with the exclusive right to use and occupy a "Unit" as defined in the Declaration of Timeshare Use recorded February 16, 1983, in Book 283 at page 1341, as Document 76233 of Official Records of the County of Douglas, State of Nevada, and amendment of Declaration of Timeshare Use recorded April 20, 1983 in Book 483 at page 1021, Official Records of Douglas County, Nevada as document No. 78917, second amendment to Declaration of Timeshare use recorded July 20, 1983 in Book 783 of Official Records at page 1688, Douglas County, Nevada as Document No. 84425, third amendment to Declaration of Timeshare Use recorded October 14, 1983 in Book 1083 at page 2572, Document No. 89535 and fourth amendment to Declaration of Timeshare Use recorded August 32, 1987 in Book 887 page 3987, Official Records of Douglas County, Nevada, Document No. 161309, ("Declaration") during a "Use Period," within the HIGH Season within the "Owner's Use Year," as defined in the Declaration, together with a nonexclusive right to use the common areas as defined in the Declaration.

Subject to all covenants, conditions, restriction, limitations, easements, rights-of-way of record.

A Portion of APN 1318-261-010-06

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