

OFFICIAL RECORD
Requested By:
TIMESHARE TRANSFER INC

Douglas County - NV
Werner Christen - Recorder
Page: 1 Of 3 Fee: 16.00
BK-0205 PG- 2699 RPTT: 3.90



Prepared by:
Record and Return to:
Timeshare Transfer, Inc.
(Without examination of title)
1850 43rd Avenue, Suite C-2
Vero Beach, FL 32960
1-877-414-9083

APN: 1319-30-644-000
Consideration: \$100.00

WARRANTY DEED

THIS WARRANTY DEED, Made this 21st day of January, 2005, by

**MERILYN M. LEONTI, Trustee of the
LEONTI TRUST, dated January 21, 1993,**

of 6256 Radiant Drive, San Jose, California 95123, hereinafter called the Grantor, to

TIMESHARE COLLECTORS, LLC, a Nevada Limited Liability Company,

of 4444 South Valley View, Suite 222, Las Vegas, Nevada 89103, hereinafter called the Grantee.

Grantor is the duly authorized and acting Trustee of the Leonti Trust dated January 21, 1993, which is in full force and effect and has never been revoked.

(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations.)

WITNESSETH, That the Grantor, for and in consideration of the sum of One Hundred and 00/100 (\$100.00) Dollars, and other valuable considerations, receipt whereof is hereby acknowledged, does by these presents, grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the Grantee, its heirs and assigns, all that certain property located and situated in the unincorporated area, County of Douglas, State of Nevada, bounded and described as:

The Ridge Tahoe, Plaza Building, Prime Season, Week #37-200-03-03, Stateline, NV 89449

See Exhibit "A" attached hereto and by this reference made a part hereof.

TOGETHER with the tenements, hereditaments and appurtenances thereunto belonging or appertaining and the reversions, remainder and remainders, rents, issues and profits thereof.

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

AND the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple, that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against the lawful claims of all persons whomsoever; and that said land is free of all encumbrances.

This being the same property conveyed to Grantor herein by Grant, Bargain, Sale Deed of David Maida and Toni Lynn Maida, husband and wife, dated June 21, 1999 and recorded July 2, 1999 in Book 0799 at Pages 0328-0329 as Instrument No. 0471739, in the Official Records of Douglas County, Nevada.

The plural number as used herein shall equally include the singular. The masculine or feminine gender as used herein shall equally include the neuter.

IN WITNESS WHEREOF, the said Grantors have signed and sealed these presents the day and year first above written.

Marilyn M Leonti, see LTR 1/21/93
MERILYN M. LEONTI, Trustee/Grantor
6256 Radiant Drive
San Jose, CA 95123

STATE OF CALIFORNIA
COUNTY OF Santa Clara

I hereby certify that on this day, before me, an officer duly authorized in the State aforesaid and in the County aforesaid, to take acknowledgments, personally appeared **MERILYN M. LEONTI, Trustee of the LEONTI TRUST, dated January 21, 1993**, to me known to be the person described in and who executed the foregoing instrument and she acknowledged before me that she executed the same.

Identification: California Drivers License

Witness my hand and official seal in the County and State last aforesaid this 21st day of January, 2005.



Raskin Sheth
Notary Signature
RASKIN SHETH
Notary Printed
My Commission expires: June 28th, 2005

EXHIBIT "A"

(37)

An undivided 1/51st interest as tenants in common in and to that certain real property and improvements as follows: (A) An undivided 1/106th interest in and to Lot 37 as shown on Tahoe Village Unit No. 3 – 13th Amended Map, recorded December 31, 1991, as Document No. 268097, re-recorded as Document No. 269053, Official Records of Douglas County, State of Nevada, excepting therefrom Units 039 through 080 (inclusive) and Units 141 through 204 (inclusive) as shown on that certain Condominium Plan recorded July 14, 1988 as Document No. 182057; and (B) Unit No. 200 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 Phase Five, recorded August 18, 1988, as Document No. 184461, as amended, 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 Lot 37 only, for one week each year in the Prime "Season as defined in and in accordance with said Declarations.

A Portion of APN: 42-288-10

