

DOC # 0637873
03/01/2005 02:11 PM Deputy: KLJ

OFFICIAL RECORD
Requested By:
CHILDRENS NATL MEDICAL
CENTER

Douglas County - NV
Werner Christen - Recorder

Page: 1 Of 3 Fee: 16.00
BK-0305 PG-00223 RPTT: 39.00



Assessor's Parcel Number: 1319-30-712-001

Recording Requested By:

Name: Children's Hospital Foundation

Address: 111 Michigan Ave NW

City/State/Zip Washington, DC 20010

Real Property Transfer Tax: 39.00

Grant, Bargain, Sale Deed
(Title of Document)

This page added to provide additional information required by NRS 111.312 Sections 1-2. (Additional recording fee applies)

This cover page must be typed or legibly hand printed.

C:\bc docs\Cover page for recording

**THE RIDGE POINTE
GRANT, BRARGAIN, SALE DEED**

THIS INDENTURE made this 23 day of December 2004 between Dr. PAUL N. ZIMMET AND MARCIA A. ZIMMET, HUSBAND AND WIFE as, Joint Tenants with Right of Survivorship, Grantor; and Children's Hospital Foundation, a District of Columbia Not for Profit Corporation, Grantee.

WITNESSETH:

That Grantor, in consideration for the sum of TEN DOLLARS (\$10.00), lawful money of the United States of America, paid to Grantor by Grantee, the receipt whereof is hereby acknowledged, does by these presents grant, bargain and sell unto the Grantee and Grantee's heirs and assigns, all that certain property located and situation in Douglas County, State of Nevada, more particularly described on Exhibit "A" attached hereto and incorporated herein by this reference;

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

SUBJECT TO any and all matters of record, including taxes, assessments, easements, oil and mineral reservations and leases, if any, rights of way, agreements and the Declaration of Timeshare Covenants, Conditions and Restrictions of the Ridge Pointe dated October 8, 1997 and recorded November 5, 1997, as Document no. 0425591, Book 1197, Page 0678, Official Records of Douglas County, Nevada, and which Declaration is incorporated herein by this reference as if the same were fully set forth herein;

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

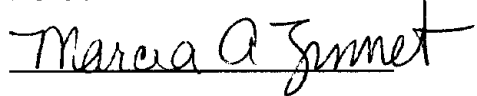
IN WITNESS WHEREOF, the grantor has executed this conveyance the day and year first above written.

}
} SS.
}


Dr. Paul N. Zimmet



Marcia A. Zimmet



On this 23rd day of December 2004, personally appeared before me, a notary public, Dr. Paul N. Zimmet and Marcia A. Zimmet known to me, who acknowledged to me that they executed this Deed.


Notary Public

SEAL

Embossed Hereon is My
Commonwealth of Virginia Notary Public Seal
My Commission Expires May 31, 2008
ALICIA J. GAILLIOT



EXHIBIT "A" (160)

A timeshare estate comprised of an undivided interest as tenants in common in and to that certain real property and improvements as follows: An undivided 1/2652nd interest in and to Lot 160 as designated on TAHOE VILLAGE UNIT No. 1 - 14th AMENDED MAP, recorded September 16, 1996, as Document No. 396458 in Book 996 at Page 2133, Official Records, Douglas County, Nevada, EXCEPTING THEREFROM that certain real property described as follows: Beginning at the Northeast corner of Lot 160; thence South 31 11'12" East 81.16 feet; thence South 58 48'39" West 57.52 feet; thence North 31 11'12" West 83.00 feet; thence along a curve concave to the Northwest with a radius of 180 feet, a central angle of 18 23'51", an arc length of 57.80 feet the chord of said curve bears North 60 39'00" East 57.55 feet to the Point of Beginning. Containing 4,633 square feet, more or less, as shown on that Boundary Line Adjustment Map recorded as Document No. 463765; together with those easements appurtenant thereto and such easements and use rights described in the Declaration of Timeshare Covenants, Conditions and Restrictions for THE RIDGE POINTE recorded November 5, 1997, as Document No. 0425591, and as amended on March 19, 1999 as Document No. 463766, and subject to said Declaration; with the exclusive right to use said interest, in Lot 160 only, for one Use Period every other year in EVEN -numbered years in accordance with said Declaration.

A portion of APN: 1319-30-712-001

