

OFFICIAL RECORD

Requested By:

T S I TITLE & ESCROW

Douglas County - NV
Werner Christen - Recorder

Page: 1 Of 3 Fee: 16.00
BK-0705 PG-13239 RPTT: # 5

A.P. N.: 1319-30-616-018 PTN
Escrow No.: 05-51044-RM
R.P.T.T.: Exempt 5



WHEN RECORDED MAIL TO:

Christine Girardin
36008 St. Ives
Clinton Township, MI 48035

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Benjamin Girardin, husband of Grantee

do(es) hereby *GRANT, BARGAIN and SELL* to

Christine Girardin, married, purchasing as Sole and Separate Property

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

LEGAL DESCRIPTION

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, described as follows:

Parcel 1:

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

- (a) Condominium Unit No.18, Building B as set forth in the condominium map of Lot 33, Tahoe Village Unit No.2, third amended map, recorded February 26, 1981 as Document No.53845, official records, Douglas County, State of Nevada, during One (1) "Use Period" within the "SWING SEASON" as defined in the declaration of timeshare covenants, conditions and restrictions originally recorded April 5,1983 as Document No. 78473, and re recorded May 24, 1983 as Document No. 80819, in the official records of Douglas County, State of Nevada and the declaration of timeshare covenants, conditions and restrictions recorded October 24, 1983 as Document No.89976, and as amended by the first amendment to declaration of timeshare covenants, conditions and restrictions recorded November 10, 1983 as Document No.090832 in the official records of Douglas County, State of Nevada

- (b) An undivided **1/11th** interest in and to the common area designated, depicted and described in the Condominium map of Lot 33 Building B of Tahoe Village Unit No. 2, third amended map, recorded February 26, 1981, as Document no.53845, official records of Douglas County, State of Nevada during and for the "use period set forth in subparagraph (a) above.

Parcel 2:

A non-exclusive right to use the "special common area" as defined, and for the purposes and on the terms and conditions set forth in that certain Declaration of Annexation (tahoe Summit village) and Grant, Bargain and Sale deed recorded May 27, 1987 at Page 2664 as Document no.155368 official records of Douglas County, State of Nevada, during and for the "use period" set forth in subparagraph (a) above.

Parcel 3:

A non-exclusive right to use the real property known as the common area on the official map of Tahoe Village Unit No.2, recorded March 29, 1974, as document No.72495, official records of Douglas County, State of Nevada, as amended and modified, for all those purposes provided for in the declarations of covenants, conditions, and restrictions, recorded January 11,1973 as Document No.63681 official records of Douglas County, State of Nevada and as amended by instruments recorded with said county and state on September 28, 1973 as Document No.69063 in Book 973, Page 812 and July 2, 1976 as document No.01472 in book 776, Page 87 of official records during and for the "use period" set forth in subparagraph (a) above.

The above described exclusive and non-exclusive rights may be applied to any available unit in the project, during said use period within said season.

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.

Date: 7-23-05

Benjamin Girardin
Benjamin Girardin

State of Michigan }
County of Oakland } ss:

On July 23, 2005
Before me (a Notary Public, personally appeared Benjamin Girardin

[] personally known to me -or- [] proved to me on the basis of satisfactory evidence 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 in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument

WITNESS my hand and official seal
[Signature]
NAME (TYPED OR PRINTED)

TRACY S. SOLTIS
Notary Public, State of Michigan
County of Oakland
My Commission Expires Nov. 7, 2008
Acting in the County of Oakland

SEAL