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OFFICIAL RECORD

Requested By:
BRUNN & FLYNN

RECORDING REQUESTED BY:

When Recorded Mail Document
and Tax Statement To:

Douglas County - NV
Werner Christen - Recorder
Page: 1 Of 3 Fee: 16.00
BK-0805 PG-12280 RPTT: # 7

✓ Charles K. Brunn, Esq.
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928 12th Street, Suite 200
Modesto, CA 95354



RPTT: \$0.00

A Portion of APN: 42-283-05

1319-30-644-024

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That JOSHUA McCLAIN AND EDITH M. McCLAIN,
HUSBAND AND WIFE AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP,

FOR A VALUABLE CONSIDERATION, receipt is hereby acknowledged, do hereby Grant, Bargain,
Sell and Convey to JOSHUA McCLAIN AND EDITH M. McCLAIN, AS TRUSTEES OF THE
JOSHUA AND EDITH McCLAIN FAMILY LIVING TRUST DATED NOVEMBER 21, 1991
AND RESTATED APRIL 23, 2003, AS COMMUNITY PROPERTY,

all that certain property located in the County of Douglas, State of Nevada, bounded and described as
follows:

SEE EXHIBIT ONE ATTACHED HERETO AND MADE A PART HEREOF.

- SUBJECT TO: 1. Taxes for the fiscal year.
2. Covenants, Conditions, Reservations, Rights, Rights of Way and Easements now
of record.

Together with all and singular tenements, hereditaments and appurtenances thereunto belonging or in
anywise appertaining.

Dated: August 8, 2005

Joshua McClain, as Trustee

Edith M. McClain, as Trustee

STATE OF CALIFORNIA
COUNTY OF STANISLAUS

On Aug. 8, 2005, before me, K. Stephens, Notary Public personally appeared, Joshua McClain and Edith M. McClain, 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

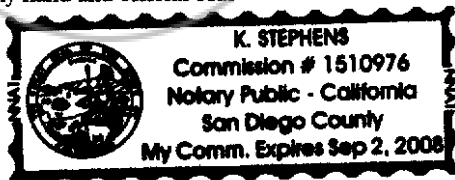


EXHIBIT ONE

A TIMESHARE ESTATE COMPRISED OF:

PARCEL ONE

An undivided 1/102nd interest in and to that certain condominium as follows:

- (A) An undivided 1/106th interest as tenants-in-common, in and to Lot 37 as shown on Tahoe Village Unit No. 3-10th Amended Map, Recorded September 21, 1990 as Document No. 235008, Official Records of Douglas County, State of Nevada. Except therefrom Units 039 through 080 (inclusive) and Units 141 through 204 (inclusive) as shown and defined on that certain Condominium Plan recorded as Document No. 182057, Official Records of Douglas County, State of Nevada.
- (B) Unit No. 059 as shown and defined on said last Condominium Plan.

PARCEL TWO

- (A) A non-exclusive easement for roadway and public utility purposes as granted to Harich Tahoe developments in deed re-recorded December 8, 1991, 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 M.D.B & M.; 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 THREE

A non-exclusive right to use the real property known as "Common Area" as shown on Tahoe Village Unit No. 3-10th Amended Map, Recorded September 21, 1990 as Document No. 235008 of the Douglas County Recorder's Office, Douglas County, Nevada, within Section 30, Township 13 North, range 19 East, M.D.B. & M. 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 modifications thereof: (1) recorded September 28, 1973, as Document No. 69063 in Book 973 Page 812 of Official Records; (2) recorded July 2, 1976, as Document No. 1472 in Book 776 Page 87 of Official Records; and (3) recorded July 26, 1989, as Document No. 207446, in Book 789, Page 3011.

PARCEL FOUR

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, 30, 35, 39, 40, and 41 as shown on Tahoe Village Unit No. 3-10th Amended Map, Recorded September 21, 1990 as Document No. 235008 of the Douglas County Recorder's Office, Douglas County, Nevada, within Section 30, Township 13 North, Range 19 East M.D.B. & M. 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 and as amended from time to time of Official Records of Douglas County, State of Nevada.

PARCEL FIVE

The Exclusive right to use any UNIT of the same Unit Type as described in the Amended Declaration of Annexation of The Ridge Tahoe Phase Five recorded on August 18, 1988, as Document No. 184461 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 ALTERNATE use week within the Odd numbered years of the PRIME SEASON, as said quoted term is defined in the Declaration of Annexation of the Ridge Tahoe Phase Five.

The above described exclusive right may be applied to any available unit of the same Unit Type on Lot 37 during said use week within said "use season".

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