

APN 1319-30-527-001

Douglas County - NV
Werner Christen - Recorder
Page: 1 Of 3 Fee: 16.00
BK-0905 PG-00504 RPTT: 3.90



QUITCLAIM DEED

THIS INDENTURE WITNESSETH: That,

ROBERT BIRNIE AND EMILY BIRNIE, husband and wife

for a valuable consideration, the receipt of which is hereby acknowledged, do hereby
QUITCLAIM TO: Q.M. CORPORATION, a Nevada corporation

20-025-29-0

all that real property situate in the County of ^{Douglas}~~Washoe~~, State of Nevada, being more particularly described on EXHIBIT "A" attached hereto and, by this reference, made a part hereof.

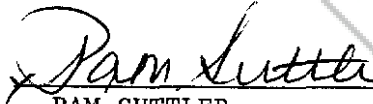
TOGETHER WITH, all and singular, the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

WITNESS my hand this *15TH* day of *AUGUST*, 2005.


x Robert W. Birnie *x Emily M. Birnie*
ROBERT W. BIRNIE EMILY M. BIRNIE

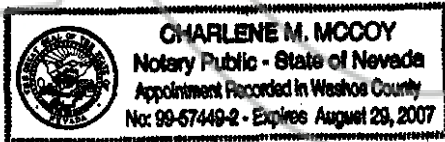
STATE OF NEVADA)
) SS:
COUNTY OF WASHOE)

On August 15, 2005 personally appeared before me, whom I know personally to be the person who signed this certificate while under oath, being sworn by me, and swears that she was present and saw Robert W. Birnie & Emily M. Birnie sign the attached document and that it is his/her/their signatures.


PAM SUTTLE

SIGNED and SWORN to before me by Pam Suttler
this 15th day of August, 2005.


NOTARY PUBLIC



RETURN TO GRANTEE:
Q.M. Corporation
515 Nichols Blvd.
Sparks, NV 89431

Mail Tax Statements to:
Ridge Sierra
P.O. Box 859
Sparks, NV 89432

EXHIBIT "A"

Time Interest No. 04-025-29-73

A timeshare estate comprised of:

PARCEL 1:

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

(a) An undivided 1/6th interest, as tenants in common, in and to the Common Area of Lot 20 of TAHOE VILLAGE Unit No. 1, as shown on the map recorded December 27, 1983, as Document No. 93406, Official Records of Douglas County, State of Nevada, and as said Common Area is shown on the Record of Survey of boundary line adjustment map recorded April 21, 1986, as Document No. 133713, Official Records of Douglas County, State of Nevada.

(b) Unit No. A1, as shown and defined on said condominium map recorded as Document No. 93406, Official Records of Douglas County, State of Nevada.

PARCEL 2:

A non-exclusive easement for ingress and egress for use and enjoyment and incidental purposes over, on and through the Common Areas, as set forth in said condominium map recorded as Document No. 93406, Official Records of Douglas County, State of Nevada, and as said Common Area is shown on the Record of Survey of boundary line adjustment map recorded as Document No. 133713, Official Records of Douglas County, State of Nevada.

PARCEL 3:

An exclusive right to the use of a condominium unit and the non-exclusive right to use the real property referred to in subparagraph (a) of Parcel 1 and Parcel 2 above, during one "alternate use week" in ODD numbered years within the PRIME "use season" as that term is defined in the First Amended Restated Declaration of Time Share Covenants, Conditions and Restrictions for The Ridge Sierra recorded as Document No. 134786, Official Records, Douglas County, State of Nevada (the "CC&R's"). The above-described exclusive and non-exclusive rights may be applied to any available unit in The Ridge Sierra project during said "use week" in the above-referenced "use season" as more fully set forth in the CC&R's.

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