

DOC # 0660163
11/08/2005 08:17 AM Deputy: KLJ
OFFICIAL RECORD
Requested By:
ROBINSON & WOOD INC

Douglas County - NV
Werner Christen - Recorder
Page: 1 Of 4 Fee: 17.00
BK-1105 PG- 3562 RPTT: # 10



dm - 1319-30-644-004

Assessor's Parcel Number: 42-281-04

Recording Requested By:

Name: ✓ Ann A. Nguyen

Address: Robinson & Wood, Inc.

227 North First Street

City/State/Zip: San Jose, California 95113

Real Property Transfer Tax: 0 - Inheritance

TRUSTEE'S DEED

This page added to provide additional information required by NRS 113.312 Sections 1-2. (Additional recording fee applies)

This cover page must be typed or legibly hand printed

16-

A.P.N. 42-281-04 1319-30-644-004

RECORDING REQUEST BY
AND WHEN RECORDED MAIL THIS DEED AND
TAX STATEMENTS TO:

Ann A. Nguyen
Robinson & Wood, Inc.
227 North First Street
San Jose, California 95113

TRUSTEE'S DEED

WITHOUT CONSIDERATION, based upon the death of the Grantor and Trustee, Frederick R. Birdsall, and pursuant to the Frederick R. Birdsall Family Trust 1997, Sandra Olson and Barbara Birdsall, as the Successor Trustees of the Frederick R. Birdsall Family Trust 1997, under Agreement dated August 19, 1997, hereby grant, transfer and convey to Andrea F. Kent, a married woman as sole and separate property, all of the right, title, and interest of The Frederick R. Birdsall Family Trust 1997 in the real property located at The Ridge Tahoe, Douglas County, State of Nevada, the legal description of which is as follows:

ATTACHED HERETO AS EXHIBIT "A"

Dated this 19th day of September, 2005.

The Frederick R. Birdsall Family Trust 1997

By: Sandra Olson
Sandra Olson, Successor Trustee

10/7/05

Claire A. Bagnall

By: Barbara Birdsall
Barbara Birdsall, Successor Trustee

Claire A Bagnall 9/19/06
Notary Public of New Jersey
My Commission Expires Sept. 19, 2008

SEAL

SEAL



DOUGLAS COUNTY

EXHIBIT "A" (37)

A LINESHALE ESTATE COMPRISED OF:

PARCEL ONE

An undivided 1/10th interest in and to that certain condominium as follows:

- (A) An undivided 1/10th interest as tenants-in-common, in and to Lot 17 as shown on Tahoe Village Unit No. 1-10th Amended Map, Recorded September 21, 1990 as Document No. 235008, Official Records of Douglas County, State of Nevada. Except therefrom Units 013 through 060 (inclusive) and Units 161 through 204 (inclusive) as shown and defined on that certain Condominium Plan recorded as Document No. 182057, Official Records of Douglas County, Nevada.
- (B) Unit No. 042 as shown and defined on said Condominium Plan.

PARCEL TWO

- (A) A non-exclusive easement for roadway and public utility purposes as granted to Harico Tahoe Developments in deed recorded December 9, 1987, as Document No. 63026, being over a portion of Parcel 26-A (described in Document No. 81112, recorded June 17, 1976) in Section 30, Township 13 North, Range 19 East N.D.B.M. and
- (B) An easement for ingress, egress and public utility purposes, 33' wide, the centerline of which is shown and described on the Seventh Amended Map of Tahoe Village No. 1, recorded April 9, 1984, 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. 1-10th 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, N.D.B.M. for all those purposes provided for in the Declaration of Covenants, Conditions and Restrictions recorded January 11, 1971, as Document No. 63681, in Book 173 Page 229 of Official Records and in modifications thereof: (1) recorded September 28, 1977, as Document No. 69066 in Book 273 Page 673 of Official Records; (2) recorded July 2, 1978, as Document No. 1472 in Book 276 Page 67 of Official Records; and (3) recorded July 25, 1989, as Document No. 307446, 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, and through Lots 25, 30, 35, 39, 40, and 41 as shown on Tahoe Village Unit No. 1-10th 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 N.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. 96718 and as amended from time to time of Official Records of Douglas County, State of Nevada.

PARCEL FIVE

The exclusive right to use a unit of the same Unit Type as described in the Declaration of Annexation of The Ridge Tahoe Phase Five recorded on August 18, 1988, as Document No. 18461 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 have 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. 96718 of Official Records of Douglas County, during ONE ALTERNATE use week within the one numbered years of the spring 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".

Version of Parcel No. 42-25 1-04

REQUESTED BY
STEVIE WILE OF DOUGLAS COUNTY
RECORDER'S OFFICE
DOUGLAS COUNTY, NEVADA

90 SEP 28 P1 21

DOUGLAS COUNTY RECORDER 235585
DEPUTY BOON 390 REC-1209

0539537



CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California }
County of Santa Clara } ss.

On September 19, 2005 before me, Linda E. DeAses, Notary Public
Date Name and Title of Officer (e.g., "Jane Doe, Notary Public")
personally appeared Sandra Olson
Name(s) of Signer(s)

- personally known to me
- 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.

Linda E. DeAses
Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: Trustee's Deed

Document Date: September 19, 2005 Number of Pages: 1 + 1

Signer(s) Other Than Named Above: Barbara Birdsall

Capacity(ies) Claimed by Signer

Signer's Name: Sandra Olson

- Individual
- Corporate Officer — Title(s): _____
- Partner — Limited General
- Attorney-in-Fact
- Trustee
- Guardian or Conservator
- Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

