

OFFICIAL RECORD

Requested By:

STEWART TITLE OF DOUGLAS

COUNTY

Douglas County - NV

Werner Christen - Recorder

Page: 1 Of 3 Fee: 16.00

BK-1105 PG- 9654 RPTT: 0.00



A portion of APN 1319-30-645-003
R.P.T.T. - \$0

Escrow No. 5861
Time Share Interest No. 42-277-49-73

DEED IN LIEU OF FORECLOSURE

THIS INDENTURE, made and entered into this 26th day of August, 2007⁵
by and between Arnold P. Moseby II, an unmarried man, Party of the First Part/Grantor and Sierra Tahoe Partners, L.P., a
California limited partnership, Party of the Second Part/Grantee,

WITNESSETH:

That the said Party of the First Part in consideration of the sum of TEN DOLLARS (\$10.00), lawful money of the United
States of America to him in hand paid by the said Party of the Second Part, the receipt of whereof is hereby acknowledged,
does by these presents, grant, bargain and sell unto the said party of the Second Part, and to his heirs and assigns forever,
all that certain real property situate in the County of Douglas, State of Nevada, described as follows.

SEE EXHIBIT "A" ATTACHED HERETO

TOGETHER WITH the tenements, hereditaments and appurtenances thereunto belonging or appertaining, and the
reversion and reversions, remainder and remainders, rents, issues and profits thereof. TO HAVE AND TO HOLD the said
premises, together with the appurtenances, unto the said Party of the Second Part, and to his heirs and assigns forever.
This Deed in Lieu of Foreclosure is an absolute conveyance, the Party of the First Part having sold said land to the Party
of the Second paid for a fair and adequate consideration, such consideration, in addition to that above recited, being full
satisfaction of all obligations secured by the Deed of Trust executed by Arnold P. Moseby II to STEWART TITLE OF
DOUGLAS COUNTY, a Nevada corporation. Trustee for Sierra Tahoe Partners, L.P., a California limited partnership,
Beneficiary, recorded on April 29, 2004, in Book 0404, Page Number 14715, as Instrument
No 611731 Official Records of Douglas County, Nevada. Party of the First Part declare(s) that this conveyance is
freely and fairly made and there are no agreements, oral or written, other than this Deed in Lieu of Foreclosure between the
parties hereto with respect to the property hereby conveyed. IN WITNESS WHEREOF, the party of the First Part has
executed this conveyance the day and year first herein above written.


Arnold P. Moseby II

WHEN RECORDED MAIL TO:
SIERRA TAHOE PARTNERS, L.P.
P.O. Box 3139
Olympic Valley, CA 96146

MAIL TAX BILLS TO:
Ridge Tahoe Property Owner's Assoc.
P.O. BOX 5790
Stateline, NV 89449

THIS INSTRUMENT IS BEING RECORDED AS AN
ACCOMMODATION ONLY. NO LIABILITY, EXPRESSED
OR IMPLIED, IS ASSUMED AS TO ITS REGULARITY
OR SUFFICIENCY NOR AS TO ITS AFFECT, IF ANY,
UPON TITLE TO ANY REAL PROPERTY DESCRIBED
THEREIN.

STEWART TITLE OF DOUGLAS COUNTY

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STEWART TITLE OF DOUGLAS COUNTY

STATE OF California)
) ss.
COUNTY OF Contra Costa)

On August 26, 2005, before me, the undersigned, Notary Public, in and for said State and County, personally appeared

Arnell Phil Moseley III

, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument, the person, or the entity upon behalf of which the person acted, WITNESS my official hand and seal.

Signature Linda Stepanovich (Seal)
My Commission Expires: March 26, 2006



A portion of APN 1319-30-645-003
Escrow No. 5861
Time Share Interest No. 42-277-49-B

DEED IN LIEU PAGE 2 OF 2



BK- 1105
PG- 9655
0661287 Page: 2 Of 3 11/22/2005

EXHIBIT "A"

(42)

An undivided 1/102nd interest as tenants in common in and to that certain real property and improvements as follows: (A) An undivided 1/48th interest in and to Lot 42 as shown on Tahoe Village Unit No. 3 - 14th Amended Map, recorded April 1, 1994, as Document No. 333985, Official Records of Douglas County, State of Nevada, excepting therefrom Units 255 through 302 (inclusive) as shown on said map; and (B) Unit No. 277 as shown and defined on said map; together with those easements appurtenant thereto and such easements described in the Fourth Amended and Restated Declaration of Time Share Covenants, Conditions and Restrictions for The Ridge Tahoe recorded February 14, 1984, as Document No. 096758, as amended, and in the Declaration of Annexation of The Ridge Tahoe Phase Seven recorded April 26, 1995, as Document No. 360927, as amended by Amended and Restated Declaration of Annexation of The Ridge Tahoe Phase Seven, recorded May 4, 1995, as Document No. 361461, and as further amended by the Second Amendment to Declaration of Annexation of The Ridge Tahoe Phase Seven recorded on October 17, 1995 as Document No. 372905, and as described in the First Amended Recitation of Easements Affecting the Ridge Tahoe recorded June 9, 1995, as Document No. 363815, and subject to said Declarations; with the exclusive right to use said interest, in Lot 42 only, for one week every other year in ODD - numbered years in accordance with said Declarations.

Together with a 13-foot wide easement located within a portion of Section 30, Township 13 North, Range 19 East, MDB&M, Douglas County, Nevada, being more particularly described as follows:

BEGINNING at the Northwest corner of this easement said point bears S. 43°19'06" E., 472.67 feet from Control Point "C" as shown on the Tahoe Village Unit No. 3 - 13th Amended Map, Document No. 269053 of the Douglas County Recorder's Office;

thence S. 52°20'29" E., 24.92 feet to a point on the Northerly line of Lot 36 as shown on said 13th Amended Map;

thence S. 14°00'00" W. along said Northerly line, 14.19 feet;

thence N. 52°20'29" W., 30.59 feet;

thence N. 37°33'12" E., 13.00 feet to the POINT OF BEGINNING.

A Portion of APN: 1319-30-645-003

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STEWART TITLE OF DOUGLAS COUNTY

