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APN: 1319-15-000-15 *PTW*

Douglas County - NV
Werner Christen - Recorder
Page: 1 Of 3 Fee: 16.00
BK-1205 PG-11840 RPTT: 15.60

Prepared By and Return To:
Resort Closings, Inc.
(Without Title Examination)
James P. Tarpey, Esq.
705 Osterman Dr., Suite B
Bozeman, MT 59715



Mail Tax Statement To:
BARRY & VICKI PRATER
P.O. Box 1825
Colfax, CA 95713

GRANT DEED

THIS DEED shall operate to perform the transfer of title from JANICE LEONARD (F/K/A JANICE TICKNER-LEONARD) ("Grantor(s)") to BARRY A. PRATER AND VICKI S. PRATER, TRUSTEES OF THE PRATER FAMILY TRUST DATED JANUARY 16, 2002, with full authority and power to buy, sell, trade, exchange, mortgage or otherwise deal with the assets of the trust as may be necessary in the best interest of the trust, as sole and separate property, whose address is P.O. Box 1825, Colfax, California 95713 ("Grantee(s)");

WITNESS, that the Grantor(s), for and in consideration of the receipt and sufficiency of which is hereby acknowledged does grant, bargain, sell, convey, and confirm unto the Grantee(s), its successors and assigns forever, all the real property, together with improvements, if any, situate, lying, and being in the COUNTY OF DOUGLAS and the STATE OF NEVADA, described as follows:

"SEE ATTACHED EXHIBIT A"

TOGETHER, with all the singular, the hereditaments and appurtenances thereunto belong, or in anywise appertaining, the reversion or reversions, remainder or remainders, rents, issues, and profits thereof, and all the estate, right, title interest, claim, and demand whatsoever of the Grantor(s), either in laws or equity of, in and to the above bargained premises, with the hereditaments and appurtenances; and

SUBJECT TO taxes and special assessments for the current year and subsequent years and easements, covenants, conditions, and restrictions of record;

TO HAVE AND TO HOLD the same in fee simple forever.

AND the Grantor(s) hereby covenants with said Grantee(s) that the Grantor(s) is lawfully seized of said land in fee simple; that the Grantor(s) has/have good right and lawfully authority to sell and convey said land; that the Grantor(s) hereby fully warrant; the title to said land and will defend the same against the lawful claims of all persons whomsoever;

IN WITNESS WHEREOF, the Grantor(s) have/has caused this deed to be executed on:

DATE: 12.12.05

GRANTOR(S):

Janice Tickner Leonard
JANICE LEONARD (F/K/A JANICE TICKNER-LEONARD)

Signed, Sealed and Delivered in the Presence Of:

STATE OF: California

COUNTY OF: San Francisco

THE 12th DAY OF Dec, 2005, JANICE LEONARD (F/K/A JANICE TICKNER-LEONARD), personally appeared before me and acknowledged the foregoing instrument to be his/her/their voluntary act and deed.

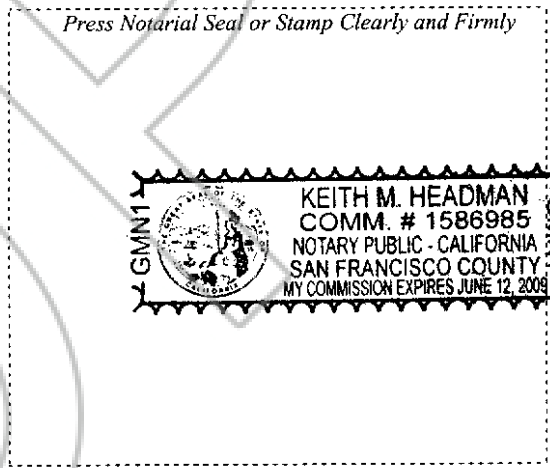
WITNESS my hand and official seal:

Signature: Keith M. Headman

Printed Name: Keith M. Headman

A Notary Public in and for said State

My Commission Expires: 6.12.09



State of California, County of San Francisco
Subscribed and sworn to (or affirmed) before me
on this 12th day of Dec, 2005.
by JANICE LEONARD
personally known to me or proved to me on the
basis of satisfactory evidence to be the person(s)
who appeared before me.
Signature: Keith M. Headman

EXHIBIT "A"
(WALLEY'S)

Inventory No.: 17-050-24-01

A timeshare estate comprised of an undivided interest as tenants in common in and to that certain real property and improvements as follows:

An undivided 1/1989th interest in and to all that real property situate in the County of Douglas, State of Nevada, described as follows:

PARCEL E-1 of the Final Subdivision Map LDA #98-05 for DAVID WALLEY'S RESORT, a Commercial Subdivision, filed for record with the Douglas County Recorder on October 19, 2000, in Book 1000, at page 2464, as Document No. 501638, and by Certificate of Amendment recorded November 3, 2000 in Book 1100, Page 467, as Document No. 502689, Official Records of Douglas County, Nevada.

Together with those easements appurtenant thereto and such easements and use rights described in the Declaration of Time Share Covenants, Conditions and Restrictions for DAVID WALLEY'S RESORT recorded September 23, 1998 as Document No. 0449993, and as amended by Document Nos. 0466255, 0485265, 0489957, 0509920 and 0521436, and subject to said Declaration, with the exclusive right to use said interest for one Use Period within a Standard Unit each year in accordance with said Declaration.

A Portion of APN: 1319-15-000-015

