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OFFICIAL RECORD  
Requested By:  
KATHLEEN FOWLER ESQ

PIN

Assessor's Parcel Number: 1319-30-721-012

Douglas County - NV  
Werner Christen - Recorder  
Page: 1 of 5 Fee: 18.00  
BK-0306 PG- 2568 RPTT: # 7



Recording Requested By:

✓ Name: KATHLEEN FOWLER

Address: PO Box 1079

City/State/Zip Dennis MA 02638

Real Property Transfer Tax: 0

Deed  
(Title of Document)

This page added to provide additional information required by NRS 111.312 Sections 1-2. (Additional recording fee applies)

*This cover page must be typed or legibly hand printed.*

R.P.TT., \$ \_\_\_\_\_

**GRANT, BARGAIN, SALE DEED**

THIS INDENTURE, made this 21<sup>st</sup> day of December, 2005, between KENNETH L. HOWER and MARY ANN HOWER, Husband and Wife, now of 895 Bridge Street, Eastham, Massachusetts, hereinafter called the grantor, with a fifty (50%) per cent interest as a tenant in common as a life estate to KENNETH L. HOWER with the remainder at death to the Trustees of the "HOWER FAMILY REALTY TRUST" dated October 24, 2005, and a fifty (50%) per cent interest as a tenant in common as a life estate to MARY ANN HOWER with the remainder at death to the Trustees of the "HOWER FAMILY REALTY TRUST" dated October 24, 2005, Hereinafter called the grantee.

**WITNESSETH:**

That Grantor, in consideration of the sum of TEN DOLLARS (\$10.00), lawful money of the United States of America, paid to Grantor by Grantee, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain and sell unto the Grantee and Grantee's heirs and assigns, all that certain property located and situate in Douglas County, State of Nevada, more particularly described on Exhibit "A", a copy of which is attached hereto and incorporated herein by this reference:

TOGETHER with the tenements, hereditaments and appurtenances thereunto belonging or appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

SUBJECT TO any and all matters of record, including taxes, assessments, easements, oil and mineral reservations and leases if any, rights, rights of way, agreements and Amended and Restated Declaration of Timeshare Covenants, Conditions and Restrictions recorded September 17, 1982, as Document No. 71000, Liber 982, Page 753, Official Records of Douglas County, Nevada, and which Declaration is incorporated herein by this reference as if the same were fully set forth herein.

TO HAVE AND TO HOLD all and singular the premises, together with the appurtenances, unto the said Grantee and their assigns forever.

For Grantors title, see deed dated March 20, 1984 and recorded in the Official Records of Douglas County, Nevada at book 384, Page 1953.

IN WITNESS WHEREOF, we have set our hands and seals this 21<sup>st</sup> day of



December, 2005.

*Kenneth L. Hower*  
KENETH L. HOWER

*Mary Ann Hower*  
MARY ANN HOWER

**COMMONWEALTH OF MASSACHUSETTS**

Barnstable, ss

On this 21<sup>st</sup> day of December, 2005, before me, the undersigned notary public, personally appeared KENNETH L. HOWER and MARY ANN HOWER, proved to me through satisfactory evidence of identification, which were *US passports*, to be the persons whose names are signed on the preceding or attached document, and acknowledged to me that they signed it voluntarily for its stated purpose.

*Jennifer M. Fairman*  
Notary Public: Jennifer M. Fairman  
Commission Expires: January 17, 2008

**SEAL**



EXHIBIT "A"

A Timeshare Estate comprised of:

Parcel One:

An undivided 1/51<sup>st</sup> interest in and to that certain condominium described as follows:

- (a) undivided 1/20<sup>th</sup> interest, as tenants-in-common, in and to Lot 31 of Tahoe Village Unit No. 3, Fifth-Amended Map, recorded October 29, 1981, as Document No. 61612 as corrected by Certificate of Amendment recorded November 23, 1981, as Document No. 62661, all of Official Records Douglas County, State of Nevada. Except therefrom units 081 to 100 Amended Map and as corrected by said Certificate of Amendment.
- (b) Unit No. 092 as shown and defined on said last mentioned map as corrected by said Certificate of Amendment.

Parcel Two:

A non-exclusive right to use the real property known as Parcel "A" on the Official Map of Tahoe Village Unit No. 3, recorded January 22, 1973, as Document 63805, records of said county and state, 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 modification thereof recorded September 28, 1973, as Document No. 69063 in Book 973 Page 812 of Official Records and recorded July 2, 1976, as Document No. 1472 in Book 776 Page 87 of Official Records.

Parcel Three:

A non-exclusive easement for ingress and egress and recreational purposes and for use and enjoyment and incidental purposes over, on and through Lots, 29, 39, 40, and 41 as shown on said Tahoe Village Unit No. 3, Fifth-Amended Map and as corrected by said Certificate of Amendment.

Parcel Four:

- (a) A non-exclusive easement for roadway and public utility purposes as granted to Harich Tahoe Developments in deed re-recorded December 8, 1981, 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.M., - and -
- (b) An easement for ingress, egress and public utility purposes, 32' wide, the centerline of which is shown and described on the Fifth-Amended Map of Tahoe Village Unit No. 3, recorded October 29, 1981, as Document No. 61612, and amended by Certificate of Amendment recorded November 23, 1981, as Document No. 62661, Official Records, Douglas County, State of Nevada.

Parcel Five:

The Exclusive right to use said UNIT 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 during ONE "use week" within the Winter "use season", as said quoted terms are defined in the Declaration of Restrictions, recorded September 17, 1982 as Document No. 71000 of said Official Records.

The above described exclusive and non-exclusive rights may be applied to any available unit in the project, during said use week within said season.

