



481

✓ [Elizabeth J. Hissin]
24742 Via Carlos
Laguna Niguel, CA
92677
L]

Above Space Reserved for Recording

[If required by your jurisdiction, list above the name & address of: 1) where to return this form; 2) preparer; 3) party requesting recording.]

Quitclaim Deed

Date of this Document: May 12, 2006

Reference Number of Any Related Documents: 1319-36-101-006 (PTN)

Grantor:

Name Karl C. INGRAM
Street Address 5615 Zoram Court
City/State/Zip Sacramento, CA

Grantee:

Name Elizabeth J. Hissin
Street Address _____
City/State/Zip _____

Abbreviated Legal Description (i.e., lot, block, plat or section, township, range, quarter/quarter or unit, building and condo name): Kingsbury Crossing See Exhibit A attached.

Assessor's Property Tax Parcel/Account Number(s): _____

THIS QUITCLAIM DEED, executed this 12th day of May, 2006, by first party, Grantor, _____, whose mailing address is 5615 Zoram Court Sacramento, CA 95841, to second party, Grantee, Elizabeth J. Hissin, whose mailing address is 24742 Via Carlos Laguna Niguel, CA 92677.

WITNESSETH that the said first party, for good consideration of three thousand Dollars (\$ 3,000.00) paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said second party forever, all the right, title, interest and claim,

which the said first party has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Douglas, State of Nevada
to wit: _____

IN WITNESS WHEREOF, the said first party has signed and sealed these presents the day and year first written above. Signed, sealed and delivered in the presence of:

Signature of Witness _____

Print Name of Witness _____

Signature of Witness _____

Print Name of Witness _____

Signature of Grantor Karl C. Ingram

Print Name of Grantor KARL C. INGRAM

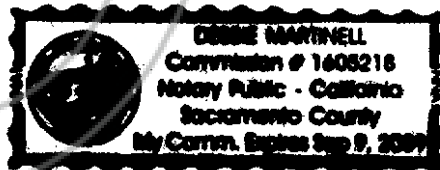
State of California
County of Sacramento

On May 12, 2006, before me, Debbie Martinell, Notary Public
appeared Karl C. Ingram, personally known to me (or 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.

Debbie Martinell
Signature of Notary

Affiant Known Produced ID
Type of ID CDL
(Seal)





FIDELITY NATIONAL TITLE
INSURANCE COMPANY

FILE NO. 1673-5508A
POLICY NO. 139-103368
PAGE 2

SCHEDULE "A" PARAGRAPH "4"
CONTINUATION PAGE

EXHIBIT "A"

An undivided one-three thousand two hundred and thirteenth (1/3213) interest as a tenant-in-common in the following described real property (The Real Property:)

A portion of the North one-half of the Northwest one-quarter of Section 26, Township 13 North, Range 18 East, MDB&M, described as follows: Parcel 3, as shown on that amended Parcel Map for John E. Michelsen and Walter Cox recorded February 3, 1981, in Book 281 of Official Records at Page 172, Douglas County, Nevada, as Document No. 53178, said map being an amended map of Parcels 3 and 4 as shown on that certain map for John E. Michelsen and Walter Cox, recorded February 10, 1978, in Book 278 of Official Records at Page 591, Douglas County, Nevada, as Document No. 17578.

Excepting from the real property the exclusive right to use and occupy all of the Dwelling Units as defined in the "Declaration of Timeshare Use" as amended.

Also excepting from the real property and reserving to grantor, its successors and assigns, all those certain easements referred to in paragraphs 2.5, 2.6, and 2.7 of said Declaration of Timeshare Use and amendments thereto together with the right to grant said easements to others.

Together with the exclusive right to use and occupy a "Unit" as defined in the Declaration of Timeshare Use recorded February 16, 1983, in Book 283 at Page 1341, as Document No. 76233 of Official Records of the County of Douglas, State of Nevada, and amendment to Declaration of Timeshare Use recorded April 20, 1983 in Book 483 at Page 1021, Official Records of Douglas County, Nevada as Document No. 78917, second amendment to Declaration of Timeshare Use recorded July 20, 1983 in Book 783 of Official Records at page 1688, Douglas County, Nevada, as Document No. 84425, third amendment to Declaration of Timeshare Use recorded October 14, 1983 in Book 1083 at page 2572, Document No. 89535 and fourth amendment to Declaration of Timeshare Use recorded August 31, 1987 in Book 887 at page 3987, Official



FIDELITY NATIONAL TITLE
INSURANCE COMPANY

FILE NO. 1673-5508A
POLICY NO. 139-103368
PAGE 3

EXHIBIT "A"
CONTINUATION PAGE

Records of Douglas County, Nevada, Document No, 161309, (Declaration), during a "Use Period", within the HIGH Season within the "Owner's Use Year", as defined in the Declaration, together with a nonexclusive right to use the common areas as defined in the Declaration.

Subject to all covenants, conditions, restriction, limitations, easements, rights-of-way of record. A portion of APN 07-130-19.

