Contract No.: 000410547137

Number of Points Purchased:

105,000

BIENNIAL Ownership

APN Parcel No.: 1318-15-820-001 PTN Mail Tax Bills to: Fairfield Resorts, Inc.

8427 South Park Circle, Suite 500

Orlando, FL 32819

Douglas County - NV

05/24/2006 08:46 AM Deputy: OFFICIAL RECORD Requested By:

GUNTER HAYES & ASSOCIATES

Werner Christen - Recorder

0675681

Fee:

Page: 1 2

DOC

15.00 54.60

BK-0506 PG- 9356 RPTT:



Recording requested by:

Gunter-Hayes & Associates, agents for Lawyers Title Insurance Corp.

After recording, mail to: Attn: Stephen Campbell

Gunter-Hayes & Associates, 3200 West Tyler, Suite D

Conway, AR 72034

GRANT, BARGAIN, SALE DEED Fairfield Tahoe at South Shore

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, FAIRFIELD RESORTS, INC., a Delaware corporation, hereinafter referred to as "Grantor" does hereby grant, bargain, sell and conveyunto Sylvia Mae Wynn and Theodore Thomas Brown, Sr. Joint Tenants with the right of survivorship

of PO BOX 12457

ZEPHYR COVE

NV 89448

hereinafter referred to as the Grantee(s), the following described real property situated in the County of Douglas, State of Nevada:

105,000 /128,986,500 undivided fee simple interest as tenants in common in Units 10101, 10102, 10103, 10104, 10201, 10202, 10203, 10204, 10301, 10302, 10303, and 10304 in South Shore Condominium ("Property"), located at 180 Elks Point Road in Zephyr Cove, Nevada 89449, according to the Final Map #01-026 and Condominium Plat of South Shore filed of record in Book 1202, Page 2181 as Document Number 559872 in Douglas County, Nevada, and subject to all provisions thereof and those contained in that certain Declaration of Condominium - South Shore ("Timeshare Declaration") dated October 21, 2002 and recorded December 5, 2002 in Book 1202, Page 2182 as Instrument Number 559873, and also subject to all the provisions contained in that certain Declaration of Restrictions for Fairfield Tahoe at South Shore and recorded October 28, 2004 in Book 1004, Page 13107 as Instrument Number 628022, Official Records of Douglas County, Nevada, which subjected the Property to a timeshare plan called Fairfield Tahoe at South Shore ("Timeshare Plan"). Less and except all minerals and mineral rights which minerals and mineral rights are hereby reserved unto the Grantor, its successors and assigns.

SUBJECTTO:

- 1. Any and all rights of way, reservations, restrictions, easements, mineral exceptions and reservations, and conditions of record:
- 2. The covenants, conditions, restrictions and liens set forth in the Timeshare Declaration and the Declaration of Restrictions for Fairfield Tahoe at South Shore, and any supplements and amendments thereto:
- 3. Real estate taxes that are currently due and payable and are a lien against the Property.
- 4. All matters set forth on the plat of record depicting South Shore Condominium, and any supplements and amendmentsthereto.

The Property is a/an BIENNIAL Ownership Interest as described in the Declaration of Restrictions for Fairfield Tahoe at South Shore and such ownership interest has been allocated 210,000 defined in the Declaration of Restrictionsfor Fairfield Tahoe at South Shore which Points may be used by the Grantee in Odd Resort Year(s). By acceptingthis deed the Grantee(s) do(es) hereby agree to assume the obligation for the payment of a pro-rata or proportionateshare of the real estate taxes for the current year and subsequent years. Further, by accepting this deed the Grantee(s) accept(s) title subject to the restrictions, liens and obligations set forth above and agree(s) to perform the obligations set forth in the Timeshare Declaration and the Declaration of Restrictions for Fairfield Tahoe at South Shore, in accordance with the terms thereof.

Title to the Property is herein transferred with all tenements, hereditaments and appurtenances the reunto belonging or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

DATED this 29th	day of March	<u>,2006</u> .	<		1
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			ASSIS	tant Secretary	<u> </u>
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ACKNOWLEDGMENT					
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STATEOF Florida		/	\		
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COUNTY OF Orang			\ \		
			day of	March	, 2006 , by
This instrumentwas Kim Thompson	acknowledgeobelor	nunda Davenport		ice President	, <u>,</u> by and
Assistant Secretary		dResorts, Inc., a			
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ERVIE L MARTIN Commission # DD0415332

Expires: April 5, 2009

Bonded through Florida Notary Assn., Inc.

NOTARY SEAL

FORM: SSBACK Z/06



otary Public Ervie L Martin

My Commission Expires: 04/05/09