

OFFICIAL RECORD

Requested By:

STEWART TITLE OF DOUGLAS

COUNTY

Douglas County - NV
Werner Christen - Recorder

Page: 1 Of 2 Fee: 15.00
BK-0806 PG- 4378 RPTT: 42.90

A portion of APN: 1319-30-724-019
RPTT \$42.90 / TS09005980 - #34-018-24-02
RIDGE TAHOE PROPERTY OWNER'S ASSOCIATION
GRANT, BARGAIN, SALE DEED



THIS INDENTURE, made July 18, 2006 between John C. Marsden and Darla J. Marsden, Husband and Wife, Grantor, and Liliana Gottardi, a married woman as her Sole and Separate ^{Property} Grantee;

WITNESSETH:

That Grantor, in consideration for the sum of \$10.00, lawful money of the United States of America and other good and valuable consideration, 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 situated in Douglas County, State of Nevada, more particularly described on (Exhibit "A") the Proper legal description will be attached by the escrow company, Stewart Title of Douglas County and incorporated herein by this reference;

TOGETHER with the tenements, hereditament 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 of way, agreements and the Fourth Amended and Restated Declaration of Timeshare Covenants, Conditions and Restrictions dated January 30, 1984 and recorded February 14, 1984 as Document No. 96758, Book 284, Page 5202, Official Records of Douglas County, Nevada, as amended from time to time, 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 appurtenances, unto the said Grantee and Grantee's assigns forever.

IN WITNESS WHEREOF, the Grantor has executed this conveyance the day and year first above written.

STATE OF NEVADA)	Grantor:	<u>John C Marsden By Resort Realty LLC</u>
)		<u>a Nevada Limited Liability Company its</u>
COUNTY OF DOUGLAS)	SS	<u>Attorney-In-Fact by Marc BPS</u>
)		<u>Authorized Agent and</u>
			John C. Marsden, By: Resort Realty, LLC, a Nevada Limited Liability Company, its Attorney-In-Fact by Marc B. Preston, Authorized Agent and
			<u>Darla J Marsden By Resort Realty LLC</u>
			<u>a Nevada Limited Liability Company its</u>
			<u>Attorney-In-Fact by Marc BPS</u>
			<u>Authorized Agent</u>
			Darla J. Marsden, By: Resort Realty, LLC, a Nevada Limited Liability Company, its Attorney-In-Fact by Marc B. Preston, Authorized Agent

This instrument was acknowledged before me on 8/8/06 by Marc B. Preston, as the authorized signer of Resort Realty LLC, a Nevada Limited Liability Company as Attorney-In-Fact for John C. Marsden and Darla J. Marsden, Husband and Wife

Denise Jorgensen
Notary Public



WHEN RECORDED MAIL TO
Liliana Gottardi
27032 Channel Ln.
Valencia, CA 91355

MAIL TAX STATEMENTS TO:
Ridge Tahoe Property Owner's Association
P.O. Box 5790
Stateline, NV 89449

EXHIBIT "A"

(34)

An undivided 1/51st interest as tenants in common in and to that certain real property and improvements as follows: (A) An undivided 1/38th interest in and to Lot 34 as shown on Tahoe Village Unit No. 3 - 13th Amended Map, recorded December 31, 1991, as Document No. 268097, re-recorded as Document No. 269053, Official Records of Douglas County, State of Nevada, excepting therefrom Units 001 through 038 (inclusive) as shown on that certain Condominium Plan recorded June 22, 1987, as Document No. 156903; and (B) Unit No. 018 as shown and defined on said Condominium Plan; 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 recorded August 21, 1984, as Document No. 097150, as amended, by Documents recorded October 15, 1990, June 22, 1987 and November 10, 1987 as Document Nos. 236691, 156904 and 166130, and as described in the Recitation of Easements Affecting the Ridge Tahoe recorded February 24, 1992, as Document No. 271619, and subject to said Declarations; with the exclusive right to use said interest in the same unit type conveyed, in Lot 34 only, for one week each year in the PRIME "Season" as defined in and in accordance with said Declarations.

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