

Prepared By and Record and Return To:
L. Lynn Lawrence, Esquire
Law Offices of L. Lynn Lawrence
P.O. Box 450027
Sunrise, FL 33345

Douglas County - NV
Werner Christen - Recorder
Page: 1 Of 3 Fee: 16.00
BK-1106 PG- 9101 RPTT: 3.90



Mail Tax Statements To:
Mr. & Mrs. Michael Jennings
8607 Tuscany Avenue #301
Playa del Rey, CA 90293

APN # 1319-30-516-008 PTN

GRANT, BARGAIN, SALE DEED

This Indenture, made this 16th day of November, 2006, between **JAMES E. CLOWRY, JR.**, A Single Man, and **KIM C. CLOWRY**, A Single Woman (hereinafter known as "Grantor"), whose post office address is 4193 New Towne Drive, Powder Springs, GA 30127, and **MICHAEL JENNINGS and EDELICE J. JENNINGS**, Husband and Wife (hereinafter known as "Grantee"), whose post office address is 8607 Tuscany Avenue #301, Playa del Rey, CA 90293.

WITNESSETH:

That Grantor, in consideration of the sum of Eight Hundred Sixty-Six and NO/100 Dollars (\$866.00) 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 in 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 February 14, 1984, as Document No. 96758, Liber 284, Page 5202, 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.

In Witness Whereof, the Grantor has executed this conveyance the day and year first hereinabove written.

Signed, sealed and delivered
in the presence of:

J.D. McEwan
Witness: _____

[Signature]
Witness: Geraldyn Foster

[Signature]
JAMES E. CLOWRY, JR.

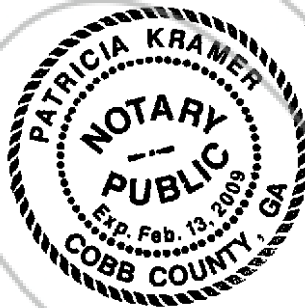
[Signature]
KIM C. CLOWRY

State of Georgia
County of Cobb

I hereby certify that on this 16 day of November, 2006, before me, an officer duly authorized in _____ to take acknowledgments, personally appeared James E. Clowry, Jr., A Single Man, and who has produced Drivers ID as identification and who did not take an oath, and he acknowledged before me that he executed the foregoing for the purposes intended therein.

In Witness Whereof, I have hereunto set my hand and affixed my seal in the State and County above mentioned, this 16 day of November, 2006.

(Notary Seal)



[Signature]
Notary Public

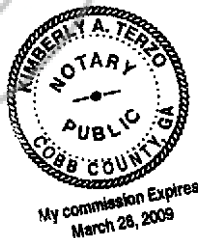
My Commission Expires: Feb 13 2009

State of Georgia
County of Cobb

I hereby certify that on this 17 day of November, 2006, before me, an officer duly authorized in _____ to take acknowledgments, personally appeared Kim C. Clowry, A Single Woman, and who has produced Drivers license as identification and who did not take an oath, and she acknowledged before me that she executed the foregoing for the purposes intended therein.

In Witness Whereof, I have hereunto set my hand and affixed my seal in the State and County above mentioned, this 17 day of November, 2006.

(Notary Seal)



[Signature]
Notary Public

My Commission Expires:

EXHIBIT "A"

A TIMESHARE ESTATE COMPRISED OF:

PARCEL ONE:

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

- (A) An undivided 1/38th interest as tenants-in-common, in and to Lot 34 of Tahoe Village Unit No. 3 as shown on the Eighth Amended Map, recorded as Document No. 156903 of Official Records of Douglas County, State of Nevada. Except therefrom Units 001 to 038 as shown and defined on that certain Condominium Plan recorded June 22, 1987 as Document No. 156903 of Official Records of Douglas County, State of Nevada.
- (B) Unit No. 038 as shown and defined on said Condominium Plan.

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 No. 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 the modifications 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 the use and enjoyment and incidental purposes over, on and through Lots 29, 39, 40, and 41 as shown on Tahoe Village Unit No. 3 - Seventh Amended Map, recorded April 9, 1986 as Document No. 133178 of Official Records of Douglas County, State of Nevada for all those purposes provided for in the Fourth Amended and Restated Declaration of Covenants, Conditions and Restrictions, recorded February 14, 1984, as Document No. 96758 of Official Records of Douglas County, State of Nevada.

PARCEL FOUR:

- (A) A non-exclusive easement for roadway and public utility purposes as granted to Harich Tahoe Developments in deed 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, - and -
- (B) An easement for ingress, egress and public utility purposes, 32' wide, the centerline of which is shown and described on the Seventh Amended Map of Tahoe Village No. 3, recorded April 9, 1986, as Document No. 133178 of Official records, Douglas County, State of Nevada.

PARCEL FIVE:

The exclusive right to use a unit of the same Unit Type as described in the Amended Declaration of Annexation of Phase Three Establishing Phase Four, recorded on June 22, 1987, as Document No. 156904 of Official Records of Douglas County, in which an interest is hereby conveyed in subparagraph (B) of Parcel One, 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 for all of the purposes provided for in the Fourth Amended and Restated Declaration of Covenants, Conditions and Restrictions of the Ridge Tahoe, recorded February 14, 1984, as Document No. 96758 of Official Records of Douglas County, during ONE use week within the " SWING season", as said quoted term is defined in the Amended Declaration of Annexation of Phase Three Establishing Phase Four.

The above described exclusive rights may be applied to any available unit of the same Unit Type on Lot 34 during said use week within said "use season".

A Portion of APN 42-261-38

