

DOC # 0699257  
04/17/2007 08:17 AM Deputy: SD  
OFFICIAL RECORD  
Requested By:  
A. LYNN LUTHER

Assessor's Parcel Number: PTN 1318-15-820-001

Recording Requested By: \_\_\_\_\_

Name: A LYNN LUTHER

Address: 602 A Corboy Avenue

City/State/Zip Boaz, AL 35957

Real Property Transfer Tax: \$ \_\_\_\_\_

Douglas County - NV  
Werner Christen - Recorder  
Page: 1 Of 3 Fee: 16.00  
BK-0407 PG- 4878 RPTT: # 7



Warranty 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.*

## WARRANTY DEED

STATE OF NEVADA        )

DOUGLAS COUNTY        )        **KNOW ALL MEN BY THESE PRESENTS:**

THAT **A. LYNN LUTHER and JOANNE T. LUTHER**, husband and wife, of the first part, in consideration of Ten and No/100 Dollars (\$10.00) and other valuable consideration to them in hand paid by the **MELANIE LUTHER LAMBERT**, or her successors, as trustee of the **A. LYNN LUTHER IRREVOCABLE TRUST** dated April 17, 1990 as amended, of the second part, the receipt whereof is hereby acknowledged, does grant, bargain, sell and unto the said **MELANIE LUTHER LAMBERT**, or her successors, as trustee of the **A. LYNN LUTHER IRREVOCABLE TRUST** dated April 17, 1990 as amended, in the following described real estate, to wit:

A 252,000/128,986,500 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 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.

Subject to:

1. Any and all rights of way, reservations, restrictions, easement, mineral exceptions and reservations, and conditions or record;
2. The covenants, 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 amendments thereto.

**PLEASE SEND TAX NOTICE TO:**

**FAIRFIELD RESORTS, INC.**

**8427 SOUTH PARK CIRCLE, SUITE 500**  
**ORLANDO, FL. 32819**



The property is a/an ANNUAL Owner interest as described in the Declaration of Restrictions for Fairfield Tahoe at South Shore and such ownership interest has been allocated 252,000 Points as defined in the Declaration of Restrictions for Fairfield Tahoe at South Shore which Points may be used by the Grantee in Each Resort Years(s).

And further subject, however, to any valid adverse title as to minerals, oil or mining rights, easements or rights of way, covenants running with the land; encroachments or other matters or defects shown by a survey of said property.

Together with all and singular the tenements, hereditaments, rights, privileges and appurtenances thereunto belonging or in anywise appertaining.

**TO HAVE AND TO HOLD**, to the said **MELANIE LUTHER LAMBERT**, or her successors, as trustee of the **A. LYNN LUTHER IRREVOCABLE TRUST** dated April 17, 1990 as amended, of the second part and to her successors and assigns.

IN WITNESS WHEREOF, the said parties of the first part have hereunto set their hand and seal on this the 29<sup>th</sup> day of March, 2007.



(Seal)

A. LYNN LUTHER



(Seal)

JOANNE T. LUTHER

STATE OF ALABAMA )  
COUNTY OF MARSHALL )

I, the undersigned authority, a Notary Public in and for said county and state, do hereby certify that **A. LYNN LUTHER** and **JOANNE T. LUTHER**, whose names are signed to the foregoing Conveyance, and who are known to me, acknowledged before me this day that being informed of the contents of the conveyance, they executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 29<sup>th</sup> day of March, 2007.

**SEAL**



NOTARY PUBLIC

My Commission Expires: 10-30-09

*This instrument prepared by A Lynn Luther, 425 Panorama Way, Guntersville, Alabama 35976.*