

OFFICIAL RECORD

Requested By:
SUNDAY VACATIONS LLC

Douglas County - NV
Werner Christen - Recorder

Page: 1 Of 4 Fee: 17.00
BK-0807 PG-04866 RPIT: 1.95



Correct Parcel # 1319-30-724-018
Parcel# 42-261-17
Ridge Tahoe
Actual/True Consideration \$ 213⁰⁰

Prepared By:
Doyle Parker
1917 Tartan Road
Turlock, CA 95382

Return Deed to:
Sunday Vacations
PO BOX 1422
Kimberling City, MO 65686

DEED OF CONVEYANCE

THIS DEED, made this 14th day of JUNE, 2007 by and between, Doyle M. Parker and Emma J. Parker, husband and wife, whose address is 1917 Tartan Road, Turlock, CA 95382 Grantor(s) to Kent Legrand Morris and Deborah Patricia Morris as JOINT TENANTS as Grantee(s) whose address is 1342 Vintage Way, Auburn CA 95603.

WITNESSETH

That the Grantor, in consideration of Ten Dollars (\$10.00) and other good and valuable consideration to it paid by the Grantee, the receipt of which is hereby acknowledged, has bargained and sold, and by these presents does grant bargain and sell and convey unto the aforesaid Grantee, their heirs, devisees, successors and assigns, the following described property:

SUBJECT TO any and all matters of record, including taxes, assessments, easements, oil and mineral reservations and leases, if any, right 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:

PARCEL 1: an undivided 1/51st interest in and to the certain condominium described 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 of Douglas County, State of Nevada.
- (b) Unit No. 017 as shown and defined on said Condominium Plan.

PARCEL 2:

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 3:

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 4:

(a) A non-exclusive easement for roadway and public utility purposes as granted to Harich Tahoe Developments in deed re-recorded December 8, 1981, as Document No. 63026, being over a portion a 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 Documents No. 133178 of Official records, Douglas County, State of Nevada.

PARCEL 5:

The exclusive right to use a unit of the same Unit Type as described in the Amended Declaration of Annexation of Phase Three Established 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".

This conveyance is subject to and by accepting this Deed Grantee(s) do(es) hereby agree to assume the obligation for payment of real estate taxes for the current year and subsequent years. Further, by accepting this Deed Grantee(s) accepts title subject to the restrictions, liens and obligations set forth in the (1) Conditions, restrictions, limitations, reservations, easements and other matters of record, (2) Declarations for the Project and all amendments and supplements thereto, and agrees to perform obligations set forth there in accordance with the terms thereof.

The Benefits and obligations hereunder shall inure to and be binding upon the heirs executors, administrators, successors and assigns of the respective parties hereto. The Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons.

The plural number as used herein shall equally include the singular. The masculine or feminine gender as used herein shall equally include the neuter.



May 5, 2007

Ridge Tahoe
Attn: Owners Transfers
P.O. Box 5790
Stateline, NV 89449

To Whom It May Concern:

Unit # 3 in the Towers

I/We have sold our timeshare through Sunday Vacations. Please address all future correspondence regarding this timeshare to the new owners at the below contact points.

Ebay Sales Price \$ 212.⁴⁹

SELLER(S)

Doyle M. Parker
1917 Tartan Rd.
Turlock, CA 95382


Doyle M. Parker

BUYER(S)

Name(s) Kent and Deborah Morris
Address 1342 Vintage Way
Auburn, CA, 95603
Home Phone () (530) 898-7144
Daytime Phone () same