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APN: 1319-30-618-001 <sup>ptm</sup>  
Douglas County

RECORDING REQUESTED BY  
AND WHEN RECORDED MAIL TO:  
Michael Pearce  
Attorney at Law  
7600 Greenhaven Drive, Suite 304  
Sacramento, CA 95831

NOTE: The person above is not  
authorized to receive any legal  
notices, tax bills or other  
documents.

PLEASE MAIL TAX TATEMENTS  
AND ALL LEGAL NOTICES AS  
FOLLOWS:  
Anne Gipson  
359 Sumatra Drive  
Sacramento, CA 95838

DOC # 0708793  
09/06/2007 01:38 PM Deputy: GB  
OFFICIAL RECORD  
Requested By:  
MICHAEL PEARCE

Douglas County - NV  
Werner Christen - Recorder  
Page: 1 Of 2 Fee: 15.00  
BK-0907 PG- 0946 RPTT: # 7



**GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That Anne Gipson

For a valuable consideration, the receipt of which is hereby acknowledged, do hereby  
Grant, Bargain, Sell and Convey to

**Anne H. Gipson and Leon C. Gipson, Trustees, or their successors in trust,  
under the Leon and Anne Gipson Living Trust dated December 14, 2005 and  
any amendments thereto**

all that real property situated in the County of Douglas, State of Nevada, described  
as follows:

The Legal Description of this property is shown on Exhibit A, which is attached to  
this Grant, Bargain, Sale Deed and is incorporated in it by reference.

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

Dated: August 22, 2007

Anne Gipson

**NOTARIAL ACKNOWLEDGMENT**

STATE OF CALIFORNIA )  
 ) ss.  
COUNTY OF SACRAMENTO )

On August 22, 2007, before me, Michel Pearce, a Notary Public for the State of California, personally appeared ANNE GIPSON, personally  
known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument  
and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signatures(s) on the  
instrument the persons(s), or the entity upon behalf of which the person acted, executed the instrument.  
WITNESS my hand and official seal

Signature   
Notary Public



**EXHIBIT "A" - GRANT, BARGAIN, SALE DEED TRANSFER**

**LEGAL DESCRIPTION OF REAL PROPERTY:**

ALL THAT CERTAIN LOT, PIECE OR PARCEL OF LAND SITUATE IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, DESCRIBED AS FOLLOWS:

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

- (i) An undivided 1/9th interest, as tenants-in-common, in and to Lot 28 of Tahoe Village Unit No. 2, Third Amended Map, recorded February 26, 1981, as Document No. 53845, Official Records of Douglas County, State of Nevada, except therefrom Units 1 to 9;
- (ii) Unit No. 6, as shown and defined on said last mentioned map. Unit Type

PARCEL 2: A non-exclusive right to use the real property known as The Common Area on the Official Map of Tahoe Village Unit No. 2, recorded March 29, 1974, as Document No. 72495, records of said County and State, for all those purposes provided for in the Declarations of Covenants, Conditions and Restrictions, recorded September 28, 1973, as Document No. 69063, Book 973, Page 812, Official Records and in the Modification recorded July 2, 1976, as Document No. 1472, Book 776, Page 87, Official Records.

PARCEL 3: The exclusive right to use said Unit and the non-exclusive right to use the real property referred to in subparagraph (a) of Parcel One and Parcel Two above, during one (1) "Use Period" within the Summer "Season", as said quoted terms are defined in the Declaration.

The above described exclusive and non-exclusive rights may be applied to any available unit in the project, during said Use Period within said Season.

**SUBJECT TO:** Rights of way, reservations, restrictions, easements and conditins of record. Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.