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DOC # 0722590 05/02/2008 02:07 PM Deputy: SG OFFICIAL RECORD Requested By: TITLE OUTLET INC

> Douglas County - NV Werner Christen - Recorder

Page: 1 Of 3 Fee: BK-0508 PG-0431 RPTT:

16.00 3.90



APN: 1319-30-712-001 ptn

Recording requested by:
An Employee of
and when recorded mail to:
Title Outlet, Inc.

2710 Rew Circle, Suite 300
Ocoee, FL 34761

Escrow # T11200718

Consideration: \$500.00

Grant, Bargain, Sale Deed

THIS INDENTURE WITNESSETH: That for a valuable consideration, receipt of which is hereby acknowledged, **Bold Ventures**, **LLC.**, whose address is 2710 Rew Circle Suite 100, Ocoee, FL 34761, "Grantor"

Does hereby GRANT, BARGAIN, SELL AND CONVEY to: **Maria J. Tigert, a married woman as her sole and separate**, whose address is 78 Yorkminster Rd. Toronto, Ontario M2P1M3, "Grantee"

The following real property located in the State of NV, County of Douglas, known as Sunterra Ridge Pointe, Unit 24, Week 34, which is more particularly described in Exhibit "A" attached hereto and by this reference made a part hereof.

TO HAVE AND TO HOLD all and singular the premises, together with the appurtenances, unto the said Grantee and Grantee's assignees forever.

Document Date: 3 ·) 2 - 08

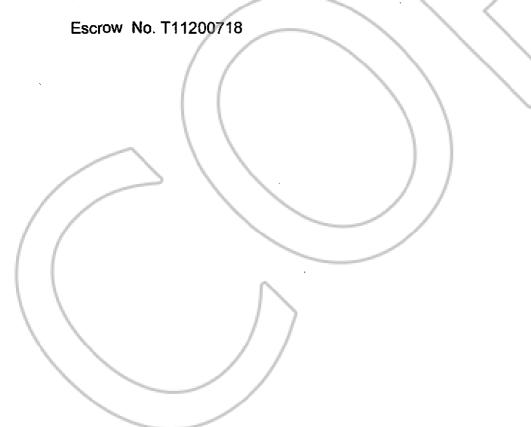
IN WITNESS WHEREOF, the Grantor has executed this conveyance the day and year first below written. **Bold Ventures, LLC** By: Thomas Ochoa, as President Witness Printed Name Joman Torred Address: 2710 Rew Circle Suite 100 Ocoee, FL 34761 Witness Printed Name Wilka Values STATE OF Florida COUNTY OF __ On March 12th, 2007, before me, the undersigned notary, personally appeared, Thomas Ochoa as President for Bold Ventures, LLC., 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 signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument. WITNESS my hand and official seal. NOTARY PUBLIC-STATE OF FLORIDA Jomari Borrero Commission # DD566465 Expires: JUNE 20, 2010 BONDED THRU ATLANTIC BONDING CO., INC. My Commission Expires: June 20, 2010

Mail Tax Statements To: Maria J. Tigert: 78 Yorkminster Rd., Toronto, Ontario M2P 1M3 Canada

PG-05/02/2008

EXHIBIT "A"

A Timeshare estate comprised of an undivided interest as tenants in common in and to that certain real property and improvements as follows: An undivided 1/2652nd interest in and to Lot 160 as designated on TAHOE VILLAGE UNIT No. 1- 14th Amended Map, recorded September 16, 1996, as Document No. 396458 in Book 996 at Page 2133, Official Records, Douglas County, Nevada, EXCEPTING THEREFROM that certain real property described as follows: Beginning at the Northeast corner of Lot 160; thence South 31 11' 12" East 81.16 feet; thence South 58 48' 39" West 57.52 feet; thence North 31 11' 12" West 83.00 feet; thence along a curve concave to the Northewest with a radius of 180 feet, a central angle of 18 23' 51", and arc length of 57.80 feet the chord of said curve bears North 60 39' 00" East 57.55 feet to the Point of Beginning. Containing 4, 633 square feet, more or less, as shown on that Boundary Line Adjustment Map recorded as Document No. 463765; together with those easements appurtenant thereto and such easements and use rights described in the Declaration of Timeshare Covenants, Conditions and Restrictions for THE RIDGE POINTE, recorded November 5, 1997, as Document No. 0425591, and as amended on March 19, 1999 as Document No. 463766, and subject to said Declaration; with the exclusive right to use said interest, in Lot 160 only, for one Use Period every other year in EVEN numbered years in accordance with said Declaration.



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