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DOC # 0730903  
10/01/2008 10:42 AM Deputy: SG

OFFICIAL RECORD  
Requested By:  
THE TIMESHARE COMPANY

Douglas County - NV  
Karen Ellison - Recorder

Page: 1 Of 4 Fee: 17.00  
BK-1008 PG- 12 RPTT: 3.90



Recording Requested By:  
The Timeshare Company

✓ Prepared By and Return To:  
The Timeshare Company  
117 E. Holum St.  
DeForest, WI 53532

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(DO NOT WRITE ABOVE THIS LINE)

**Warranty Deed**

Grantor: Anthony J. Semenza and Shirley M. Semenza

Grantee: Florida Veterans Assistance Association

Resort: Tahoe Village

We are recording the previously incorrectly recorded deed recorded in Washoe County (Doc #3649067) and recording the correct county of Douglas.

THIS PAGE HAS BEEN ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION  
(ADDITIONAL RECORDING FEES APPLY)



Prepared By and Return To:  
Stephanie Ringstad  
1918 Schlimgen Ave  
Madison, WI 53704

Mail tax statements to Grantee:  
FVAA  
8310 N Thatcher Ave  
Tampa, FL 33614

APN#:0000-40-050-460

WARRANTY DEED

This Indenture, Made this **August 25, 2007**, between **Anthony J. Semenza and Shirley M. Semenza**, whose address is 983 Morello Ave, Martinez, CA 94553, Phone 925-372-0810, hereinafter called the "Grantor"\*, and *the Florida Veterans Assistance Assoc. - 8310 N Thatcher Ave Tampa, FL 33614* hereinafter called the "Grantee"\*.

**Witnesseth:** That said Grantor, for good and valuable consideration to said Grantor in hand paid by said Grantee, the receipt whereof is hereby acknowledged, has granted, bargained and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described timeshare, situate, lying, and being ~~Douglas~~ County, Nevada to wit:

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 1/2652<sup>nd</sup> interest in and to Lot 160 as designated on **Tahoe Village Unit No. 1 - 14<sup>th</sup>** Amended Map, recorded September 16, 1996, as Document No. 396458 in Book 996 at Page 2133, Official Records, Douglas County, Nevada, Excepting there from 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 60 39' 00" East 57.555 feet to the Point of Beginning. Containing 4633 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 Point** recorded November 5, 1997, as Document No. 0425591, and all amendments thereto, 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.

Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons whomsoever.

\*"Grantor" and "grantee" are used for singular or plural, as context requires.

In Witness Whereof, the said Grantor has hereunto set the Grantor's hand and seal the day and year first above written.



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Stephanie Ringstad  
1918 Schlimgen Ave  
Madison, WI 53704

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**Grantor: Anthony J. Semenza and Shirley M. Semenza**  
**Grantee: Florida Veterans Assistance Association**  
**Interval: Tahoe Village**

Anthony J. Semenza  
Grantor: Anthony J. Semenza  
Anthony J. Semenza

Witness: Gerald A. Knutson

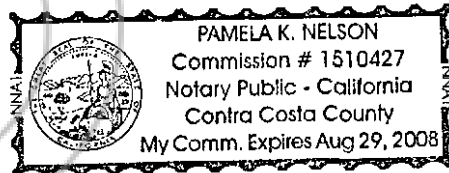
Shirley M. Semenza  
Grantor: Shirley M. Semenza  
Shirley M. Semenza

Witness: Pamela K. Nelson

State of California County of Contra Costa

The foregoing instrument was acknowledged by me Pamela K. Nelson, a notary public, on this 19 day of Sept, 2007 by Anthony J. Semenza and Shirley M. Semenza, who are personally known by me or who have produced: CA-D.L. as identification.

Pamela K. Nelson (SEAL)  
Notary Public,  
My Notary Expires 08/29/08



**ACKNOWLEDGMENT**

State of California  
County of Contra Costa

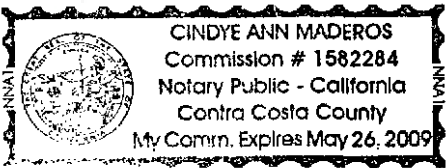
On October 25, 2007 before me, CINDYE ANN MADEROS Notary Public,  
(here insert name and title of the officer)

personally appeared Anthony J. Semenza & Shirley  
M. SEMENZA

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.

Signature Cindy Ann Maderos



(Seal)