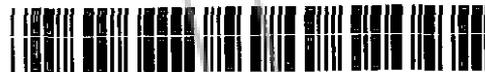


Douglas County - NV  
Karen Ellison - Recorder

Page: 1 Of 3 Fee: 16.00  
BK-0109 PG- 1534 RPTT: 1.95



Prepared By and Record and Return To:  
JRA Services, Inc.  
P.O. Box 450027  
Sunrise, FL 33345

Mail Tax Statements to:  
Kim Doan Pickell  
5119 N 19<sup>th</sup> Avenue Suite K  
Phoenix AZ 85015

APN 1318-26-101-006

**QUIT CLAIM DEED**

Interval Number 410414A  
Season: High  
Use: Annual

This Deed made this 25<sup>th</sup> day of November, 2008, by and between **SON D. HUYNH, a single man, and KIMYEN T. KIEU, a single woman**, ("Grantor"), whose post office address is: 17949 W Mauna Loa Lane, Surprise AZ 85388, and **KIM DOAN PICKELL, a married individual**, ("Grantee"), whose post office address is: 5119 N 19<sup>th</sup> Avenue, Suite K, Phoenix AZ 85015

WITNESSETH:

That for and in consideration of the sum of Five Hundred Dollars and 00/100 (\$500.00) consideration, the receipt of which is hereby acknowledged, the said Grantor does hereby quit claim and convey unto the said Grantee, the following described real property situated in the County of Douglas, State of Nevada:

All of the property described on Exhibit "A" hereto, incorporated herein by this reference (the "Property")

Subject to:

1. Any and all rights of way, reservations, restrictions, easements, mineral exceptions and reservations, and conditions of record;
2. The covenants, conditions, restrictions and liens set forth in the Declaration, and any supplements and amendments thereto, hereinafter filed; and
3. Real estate taxes that are currently not due and payable but are a lien against the Property.

Exhibit "A"

Interval Number 410414A  
HOA Number: 478803451  
Season: High  
Use: Annual

The Land situated in the State of Nevada, County of Douglas, and described as follows:

Parcel A:

An undivided one-three thousand two hundred and thirteenths (1/3213) interest as a tenant in common in the following described real property (the "Property"):

A portion of the North one half of the Northwest one quarter of Section 26, Township 13 North, Range 18 East, MDB&M, described as follows:

Parcel 3 as shown on that amended parcel MSAP for John E. Michaelson and Walter Cox, recorded February 3, 1981 in Book 281 of Official Records at Page 172, Douglas County, Nevada, as Document No. 53178, said map being an amended map of parcels 3 and 4 as shown on that certain map for John E. Michaelson and Walter Cox, recorded February 10, 1978 in Book 278 of Official Records, at page 591, Douglas County, Nevada as Document No. 17578.

Excepting from the property and reserving to Grantor, its successors and assigns, all those certain easements referred to in Paragraphs 2.5, 2.6 and 2.7 of the Declaration of Timeshare Use (Kingsbury Crossing) recorded February 16, 1983 in Book 283, Page 1431 as Document No. 076233, Official Records of Douglas County, Nevada, as amended (the "Declaration"), together with the right to grant said easements to others.

Also excepting therefrom the non-exclusive rights to use the "Common Areas" as defined in the Declaration.

Parcel B:

The exclusive right and easement to use and occupy an "Assigned Unit" and the "Common Furnishings" therein, together with the non-exclusive right to occupy the "Common Areas" in Parcel A above during a properly reserved "Use Week", during the "Season" identified above, on an Annual basis, as designated above, provided that such periods are first reserved in accordance with the Declaration and the "Rules and Regulations, as each of said terms are defined in the Declaration referred to above.

Parcel C:

All rights of membership in Kingsbury Crossing Owners Association, a Nevada non-profit corporation (the "Association"), which are appurtenant to the interests described in Parcels A and B under the Declaration and Bylaws of the Association.



By accepting this deed the Grantee does hereby agree to assume the obligation for payment of a pro rata or proportionate share of the real estate taxes for the current year and subsequent years. Further, by accepting this deed the Grantee accepts title subject to the restrictions, liens and obligations set forth above and agrees to perform the obligations set forth in the Declaration in accordance with the terms thereof.

Title to the Property is herein transferred with all tenements, hereditaments and appurtenances thereunto belonging or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

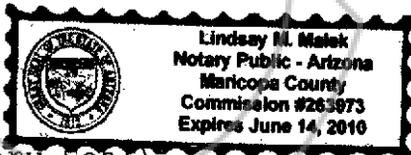
Grantor has caused these presents to be made the day and year first above written.

  
\_\_\_\_\_  
SON D. HUYNH  
  
\_\_\_\_\_  
KIMYEN T. KIEU

State of Arizona  
County of Maricopa

I hereby certify that on this 25 day of November, 2008, before me, an officer duly authorized in Arizona to take acknowledgments, personally appeared Son D. Huynh, a single man and Kimyen T. Kieu, a single woman, and who has produced AZ State Drivers License as identification and who did not take an oath, and he/she/they acknowledged before me that he/she/they executed the foregoing for the purposes intended therein.

In Witness Whereof, I have hereunto set my hand and affixed my seal in the State and County above mentioned, this 25 day of November, 2008.



(Notary Seal)

  
\_\_\_\_\_  
Notary Public  
My Commission Expires: