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# Quitclaim Deed-Nevada

Date of this Document: July 22, 2009

Reference Number of Any Related Documents: \_\_\_\_\_

**Grantor:**

Name Heidi Lumpuy, Victor Guzman,  
Elizabeth Simpson and James Simpson  
Street Address 13254 SW 113 Terrace  
City/State/Zip Miami, FL 33186

**Grantee:**

Name James F. Simpson  
Street Address 12968 SW 108 Street Circle  
City/State/Zip Miami, FL 33186

Abbreviated Legal Description (i.e., lot, block, plat or section, township, range, quarter/quarter or unit, building and condo name): The Ridge Tahoe, Plaza Building, Prime Season, Week #37-052-14-01, Stateline, NV 89449.

Assessor's Property Tax Parcel/Account Number(s): A ptn of 1319-30-644-015

**THIS QUITCLAIM DEED**, made this 24 day of July, 2009, by first party, Grantor, Heidi Lumpuy, Victor Guzman, Elizabeth Simpson and James Simpson, whose post office address is 13254 SW 113 Terrace, Miami, FL 33186, to second party, Grantee, James F. Simpson, whose post office address is 12968 SW 108 Street Circle, Miami, FL 33186.

**WITNESSETH:** That Grantor, for and in consideration of the sum of ten Dollars (\$10.00) paid to Grantor by Grantee, the receipt whereof is hereby acknowledged, has remised, released and quitclaimed unto Grantee and Grantee's heirs and assigns forever, all the right, title, interest and claim which the said first party has in and to the following described parcel of land, and improvements and appurtenances thereto in the unincorporated area County of Douglas, State of Nevada, to wit: The Ridge Tahoe, Plaza Building, Prime Season, Week #37-052-14-01,

Stateline, NV 89449. See Exhibit 'A' attached here to and by this reference made a part hereof.

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

Appraiser's Parcel Identification Number: A ptn of 1319-30-644-015.



**EXHIBIT "A"**  
**(37)**

An undivided 1/51<sup>st</sup> interest as tenants in common in and to that certain real property and improvements as follows: (A) An undivided 1/106<sup>th</sup> interest in and to Lot 37 as shown on Tahoe Village Unit No. 3 – 13<sup>th</sup> Amended Map, recorded December 31, 1991, as Document No. 268097, re-recorded as Document No. 269053, Official Records of Douglas County, State of Nevada, excepting therefrom Units 039 through 080 (inclusive) and Units 141 through 204 (inclusive) as shown on that certain Condominium Plan recorded July 14, 1988, as Document No. 182057; and (B) Unit No. 052 as shown and defined on said Condominium Plan; together with those easements appurtenant thereto and such easements described in the Fourth Amended and Restated Declaration of Time Share Covenants, Conditions and Restrictions for The Ridge Tahoe recorded February 14, 1984, as Document No. 096758, as amended, and in the Declaration of Annexation of The Ridge Tahoe Phase Five recorded August 18, 1988, as Document No. 184461, as amended, and as described in the Recitation of Easements Affecting the Ridge Tahoe recorded February 24, 1992, as Document No. 271619, and subject to said Declarations; with the exclusive right to use said interest | Lot 37 only, for one week each year in the Prime "Season" as defined in and in accordance with said Declarations.

A Portion of APN: 1319-30-644-015

IN WITNESS WHEREOF, The said first party has signed and sealed these presents the day and year first above written. Signed, sealed and delivered in the presence of:

Signature of Grantor: Heidi Lumpuy  
 Print Name of Grantor: Heidi Lumpuy  
 Signature of Grantor: [Signature]  
 Print Name of Grantor: Victor Guzman  
 Signature of Grantor: Elizabeth Simpson  
 Print Name of Grantor: Elizabeth Simpson  
 Signature of Grantor: [Signature]  
 Print Name of Grantor: James Simpson  
 Signature of Grantee: [Signature]  
 Print Name of Grantee: JAMES F. SIMPSON  
 Signature of Preparer: [Signature]  
 Print Name of Preparer: James Simpson  
 Address of Preparer: 12968 SW 108 ST CIR, Miami, FL 33186

State of: Florida  
County of: Miami-Dade

On 8/14/09 before me, appeared Heidi Lumpuy, Victor Guzman, Elizabeth Simpson & James Simpson, 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 of Notary: [Signature]  
Affiant:  Known  Produced ID  
Type of ID: \_\_\_\_\_  
(Seal)

