

DOC # 756239
12/28/2009 11:59AM Deputy: PK
OFFICIAL RECORD
Requested By:
L. CODY HAYES, P.A.
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 2 Fee: 15.00
BK-1209 PG-6172 RPTT: EX#007



APN PARCEL NO.: 1318-15-818-001 PTN
CONTRACT NO.: 000570701631
MAIL TAX BILLS TO:
Wyndham Vacation Resorts, Inc.
8427 South Park Circle
Orlando, FL 32819

after recording mail to:
L. Cody Hayes
P.O. Box 1148
Fort Smith, AR 72902

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS:

THAT August Boucher, (hereinafter called "Grantor"), for and in consideration of the sum of Ten Dollars (\$10.00) in hand paid by August Boucher, as Trustee of the August Boucher Revocable Trust, whose address is 50 Cumberland Road, Leominster, MA 01453 (hereinafter called "Grantee"), does hereby bargain, quitclaim, transfer, sell and convey unto said Grantee, and unto its heirs, successors and assigns forever, all of the right, title and interest owned, claimed or held by the Grantor in and to the following described real property located in Douglas County, Nevada and more particularly described as follows:

A 843,000/109,787,500 undivided fee simple interest as tenant in common in Units 8101, 8102, 8103, 8201, 8202, 8203, 8301, 8302, and 8303 in South Shore Condominium ("Property") located at 180 Elks Point Road in Zephyr Cove, Nevada 89449, according to the Final Map #01-026 and Condominium Plat of South Shore filed of record in Book 1202, Page 2181 as Document Number 559872 in Douglas County, Nevada, and subject to all provisions thereof and those contained in that certain Declaration of Condominium - South Shore ("Timeshare Declaration") dated October 21, 2002 and recorded December 5, 2002 in Book 1202, Page 2182 as Instrument Number 559873, and also subject to all the provisions contained in that certain Declaration of Restrictions for Fairfield Tahoe at South Shore and recorded October 28, 2004 in Book 1004, Page 13107 as Instrument Number 628022, Official Records of Douglas County, Nevada, which subjected the Property to a timeshare plan called Fairfield Tahoe at South Shore ("Timeshare Plan").

Less and except all minerals and mineral rights.

The property is an ANNUAL Ownership Interest as described in the Declaration of



Restrictions for Fairfield Tahoe at South Shore and such ownership interest has been allocated 843,000 Points as defined in the Declaration of Restrictions for Fairfield Tahoe at South Shore, which points may be used by the Grantee in EACH Resort Years.

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 Timeshare Declaration and the Declaration of Restrictions for Fairfield Tahoe at South Shore, and any Supplements and amendments thereto;
3. Real estate taxes that are currently due and payable and are a lien against the property;
4. All matters set forth on the plat of record depicting South Shore Condominium, and any supplements and amendments thereto.

To have and to hold the same unto the said Grantee and unto its heirs, successors and assigns forever, with all appurtenances and hereditaments thereto belonging.

In witness whereof, this Quitclaim Deed has been executed on this 9th day of April, 2009.

Grantor:

August Boucher

ACKNOWLEDGMENT

STATE OF Arkansas)
) ss.
COUNTY OF Sebastian)

Before me, the undersigned Notary Public, personally appeared August Boucher, personally known to me, who has executed the within document and stated that he has signed the foregoing for the purposes therein expressed.

IN WITNESS WHEREOF I hereunto set my hand and official seal.

Notary Public

My Commission Expires: 2/18/14

