

DOC # 756289
12/29/2009 09:17AM Deputy: DW
OFFICIAL RECORD
Requested By:
PREFERRED TRANSFERS
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 3 Fee: 16.00
BK-1209 PG-6441 RPTT: 1.95



APN: A ptn of 1319-22-000-003
Inventory No. 17-014-19-02
File: 33727

Recording Requested by and Return To:

Thalia Maeda
Preferred Transfers, LLC
855 Troser Rd. Suite 108-322
Tumwater, WA 98512

Mail Tax Statements To:

Walley's P.O.A.
P.O. Box 158
Genoa, NV 89411

**GRANT, BARGAIN, SALE DEED
David Walley's Resort**

THIS INDENTURE, made on this 21 day of December, 2009 by and between Patrick Michael Nolan and Renee Cheryl Nolan, Trustees of the Patrick Michael Nolan and Renee Cheryl Nolan Revocable Trust, dated June 11, 2002, whose address is: 3528 Mountain View Drive, Rocklin, California 95677 ("Grantor"), does hereby grant, bargain, sell, and convey to POA Developers, LLC, a Delaware Limited Liability Company, whose address is: 915 L Street, Suite C#182, Sacramento, CA 95814 ("Grantee"), all that real property situate in the County of Douglas State of Nevada, described as follows;

See attached Exhibit "A"

TOGETHER with all the rights, members, hereditaments and appurtenances to the said Premises belonging, or in any wise incident or appertaining.

SUBJECT TO any and all matters of record, including taxes, assessments, easements, oil and mineral reservations and leases, if any, rights of way, agreements and the Declaration of Time Share Covenants, Conditions and Restrictions for David Walley's Resort recorded on September 23, 1998, in Book 998 at Page 4404 as Document Number 449993, Official Records of Douglas County, Nevada, and which Declaration is incorporated herein by this reference as if the same were fully set forth herein;

AND, the Grantor does hereby bind itself and its successors and assigns, to warrant and forever defend, all and singular, the said Premises unto the said Grantee and the Grantee's heirs and assigns, against the Grantor's successors and assigns, and all persons whomsoever now and hereafter lawfully claiming, or to claim the same or any part of the Premises.



IN WITNESS WHEREOF, the said Grantor has caused its name to be affixed hereto and this instrument to be executed by the authorized agents of the Grantor, thereunto duly authorized.

SELLER(S):

The Patrick Michael Nolan and Renee Cheryl
Nolan Revocable Trust, dated June 11, 2002

Patrick Michael Nolan, Trustee
Patrick Michael Nolan, Trustee

Renee Cheryl Nolan, Trustee
Renee Cheryl Nolan, Trustee

WITNESSES:

Nicole Nyx
Name: NICOLE ONYE
Address: 741 Pleasant Grant Blvd Red Co. 95078

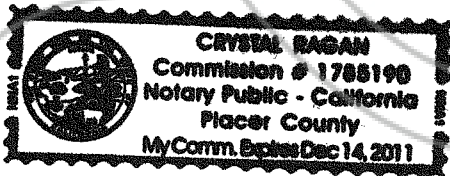
Jean Macrae
Name: Jean Macrae
Address: 741 Pleasant Grant Blvd Red Co. 95078

Grantor Acknowledgement

STATE OF:
COUNTY OF:

California
Placer

On this 21st day of December, 2009, before me, personally appeared **Patrick Michael Nolan and Renee Cheryl Nolan, Trustees** to me personally known, who being by me duly sworn or affirmed, did say that such person(s) executed the foregoing instrument as a free act and deed, and if applicable in the capacity shown, having been duly authorized to execute this instrument in such capacity.



Crystal Ragan
Notary Public: Crystal Ragan
Residing in the state of: California
My commission expires: 12-14-11



EXHIBIT "A"

Inventory No:17-014-19-02

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 1/1071st interest in and to all that real property situate in the County of Douglas, State of Nevada, described as follows:

ADJUSTED PARCEL F: A parcel of land located within a portion of the West one-half of the Northeast one-quarter (W1/2 NE1/4) of Section 22, Township 13 North, Range 19 East, Mount Diablo Meridian, more particularly described as follows:

Commencing at the one-quarter corner common to Sections 15 and 22, T13M, R19E, M.D.M., a found 1985 BLM brass cap as shown on the Record of Survey prepared by David D. Winchell and recorded September 28, 1989 in the office of the Recorder, Douglas County, Nevada as Document No. 211937; thence South 57°32'32" East, 640.57 feet to the POINT OF BEGINNING; thence North 80°00'00" East, 93.93 feet; thence North 35°00'00" East, 72.46 feet; thence South 10°00'00" East, 181.00 feet; thence South 80°00'00" West, 182.33 feet; thence North 10°00'00" West, 72.46 feet to the POINT OF BEGINNING.

(Reference is made to Record of Survey for Walley's Partners Ltd. Partnership, in the office of the County Recorder of Douglas County, Nevada, recorded September 17, 1998 in Book 998, at Page 3261, as Document No. 449576.)

Together with those easements appurtenant thereto and such easements and use rights described in the Declaration of Time Share Covenants, Conditions and Restrictions for David Walley's Resort recorded September 23, 1998, as Document No. 0449993, and as amended by Document Nos. 0466255, 0485265, 0489557, 0509920 and 0521436, and subject to said Declaration; with the exclusive right to use said interest for one Use Period within a PREMIUM UNIT each year in accordance with said Declaration.

Together with a perpetual non-exclusive easement of use and enjoyment in, to and throughout the Common Area, and a perpetual non-exclusive easement for parking and pedestrian and vehicular access, ingress and egress as set forth in Access Easement and Abandonment Deed recorded September 20, 2002 in Book 0902, at Page 06242, as Document No. 0552534, Official Records, Douglas County, Nevada.

A Portion of APN: 1319-22-000-003