

DOC # 756377  
12/30/2009 10:49AM Deputy: DW  
**OFFICIAL RECORD**  
Requested By:  
FIRST AMERICAN - NVOD LA  
Douglas County - NV  
Karen Ellison - Recorder  
Page: 1 of 7 Fee: 20.00  
BK-1209 PG-6846 RPTT: 1,273.35

Ridge Pointe Resort

RECORDING REQUESTED BY  
AND WHEN RECORDED MAIL TO:  
Diamond Resorts Financial Services, Inc.  
Att: Anne Stewart  
10600 W. Charleston Blvd.  
Las Vegas, NV 89135

WHEN RECORDED  
MAIL TAX STATEMENTS TO:  
Diamond Resorts Financial Services, Inc.  
10600 W. Charleston Blvd.  
Las Vegas, NV 89135

R.P.T.T.: \$ 1,273.35

A portion of APN 1319-30-712-001

**THE RIDGE POINTE  
GRANT, BARGAIN, SALE DEED**

FOR VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, **DIAMOND RESORTS RIDGE POINTE DEVELOPMENT, LLC**, a Delaware limited liability company ("GRANTOR"), the address of which is 10600 W Charleston Blvd, Las Vegas, NV 89135, hereby GRANTS to **FIRST AMERICAN TRUST, FSB**, a Federal Savings Bank, as Trustee, the address of which is 421 North Main Street, Santa Ana, California 92701 (hereinafter referred to as "GRANTEE"), the real property in the County of Douglas, State of Nevada, described as follows (the "Property"):

[Refer to Exhibit A attached hereto]

The Property is hereby conveyed to Grantee in its capacity as Trustee pursuant to that certain Amended and Restated Trust Agreement duly recorded in the Office of the County Recorder of the County of Douglas, State of Nevada, on September 21, 2009, in Book 909 Page 4120 as Document No. 750981 as amended and/or supplemented from time to time, and is expressly subject to the terms of such Trust Agreement and to the Amended and Restated Declaration for Diamond Resorts U.S. Collection attached as Exhibit A to such Trust Agreement, as amended and/or supplemented from time to time.

**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 Timeshare Covenants, Conditions and Restrictions of the Ridge Pointe dated October 8, 1997 and recorded November 5, 1997 as Document no. 0425591, Book 1197, Page 0678, Official Records of Douglas County, Nevada, and which Declaration is incorporated herein by this reference as if the same were fully set forth herein;

**NON DISCRIMINATION.** This Grant Deed is given subject to the condition that there shall be no discrimination against or segregation of any person or group of persons on account of sex, marital status, race, color, religion, creed, national origin, or ancestry in the sale, lease, sublease, transfer, use, occupancy, tenure or enjoyment of the land herein conveyed, nor shall

Grantee or any person claiming under or through Grantee establish or permit any such practice or practices of discrimination or segregation with reference to the election, location, number, use or occupancy of tenants, lessees, subtenants, sublessees, or vendees in the land herein conveyed. The foregoing covenants shall run with the land.

Said Property shall also be subject to liens securing the payment of ad valorem taxes for the current and all subsequent years, all reservations (including mineral reservations), outstanding mineral royalties and/or interests, easements, covenants, conditions, and restrictions of record in the Office of the County Recorder of El Dorado County, California, and applicable to the Property, and all visible and apparent easements on the ground.

The Property is hereby conveyed in "as is" condition subject to all latent and patent defects or conditions and, except as otherwise provided by law, without warranty, express or implied, regarding its condition or fitness for a particular purpose.

All capitalized terms used herein shall have the meanings ascribed to them by the Declaration.

TO HAVE AND TO HOLD the Property, together with all and singular, the rights and appurtenances thereto and in anywise belonging, unto the said Grantee, its successors and assigns, forever.

EXECUTED in Clark County, Nevada on December 29, 2009.

GRANTOR:

Diamond Resorts Ridge Pointe Development, LLC  
a Delaware limited liability company

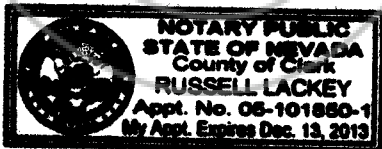
By: ASW  
Authorized Representative

Anne Stewart  
Printed Name

STATE OF NEVADA            )  
  )  
COUNTY OF CLARK        )        ss.

On December 29, 2009 before me, personally appeared ANNE STEWART, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument, and acknowledged to me that he/she executed the same in his/her authorized capacity and that, by his/her signature on the instrument, the person or the entity upon behalf of which the person acted executed the instrument.

WITNESS MY HAND AND OFFICIAL SEAL.



[Signature]  
Notary Public – State of Nevada

My commission expires: 12-13-13

BK-1209  
PG-6847  
756377 Page: 2 of 7 12/30/2009



**EXHIBIT "A" (160)**

A timeshare estate comprised of an undivided interest as tenants in common in and to that certain real property and improvements as follows as shown on Exhibit B, attached hereto and incorporated by reference 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 THEREFROM 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 31° 11'12" West 83.00 feet; thence along a curve concave to the Northwest with a radius of 180 feet, a central angle of 18° 23'51", an arc length of 57.80 feet the chord of said curve bears North 60° 39'00" East 57.55 feet to the Point of Beginning. Containing 4,633 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 POINTE recorded November 5, 1997, as Document No. 0425591, and as amended on March 19, 1999 as Document No. 463766, and subject to said Declaration; with the exclusive right to use said interest, in Lot 160 only, for one Use Period as shown on Exhibit B, attached hereto and incorporated by reference in accordance with said Declaration.

A portion of APN: 1319-30-712-001

Exhibit "B"  
Ridge Pointe Resort



Unit Number	Week	Usage	Unit Type	Undivided Interest	Type of Points	Club Season	Point Value	Point Equiv
002	14	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	Low	7,500	1.00
003	06	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	High	12,500	1.00
003	44	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	Low	3,750	0.50
004	07	ODD	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	High	6,250	0.50
004	32	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	High	12,500	1.00
004	41	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	Mid	10,000	1.00
004	42	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	Mid	10,000	1.00
004	44	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	Low	3,750	0.50
005	08	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	High	6,250	0.50
005	45	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	Low	7,500	1.00
006	04	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	High	6,250	0.50
006	24	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	High	12,500	1.00
007	39	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	Mid	5,000	0.50
008	40	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	Mid	10,000	1.00
008	41	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	Mid	10,000	1.00
009	22	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	Mid	10,000	1.00
009	51	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	Peak	8,500	0.50
010	22	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	Mid	5,000	0.50
010	27	ODD	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	High	6,250	0.50
010	33	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	High	12,500	1.00
010	36	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	High	6,250	0.50



Exhibit "B"  
Ridge Pointe Resort

Unit Number	Week	Usage	Unit Type	Undivided Interest	Type of Points	Club Season	Point Value	Equiv
010	50	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	Mid	5,000	0.50
011	10	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	High	6,250	0.50
011	13	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	Low	7,500	1.00
013	09	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	High	12,500	1.00
013	24	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	High	6,250	0.50
013	35	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	High	6,250	0.50
014	04	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	High	12,500	1.00
014	32	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	High	12,500	1.00
014	46	ODD	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	Low	3,750	0.50
015	02	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	High	12,500	1.00
015	23	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	Mid	5,000	0.50
015	44	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	Low	7,500	1.00
016	25	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	High	6,250	0.50
017	13	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	Low	7,500	1.00
017	22	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	Mid	5,000	0.50
017	25	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	High	6,250	0.50
017	25	ODD	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	High	6,250	0.50
017	40	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	Mid	5,000	0.50
018	36	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	High	6,250	0.50
019	27	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	High	6,250	0.50
019	47	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	Peak	17,000	1.00



Exhibit "B"  
Ridge Pointe Resort

Unit Number	Week	Usage	Unit Type	Undivided Interest	Type of Points	Club Season	Point Value	Equiv
020	01	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	High	12,500	1.00
020	26	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	Peak	17,000	1.00
020	39	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	Mid	5,000	0.50
021	28	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	High	12,500	1.00
021	34	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	High	6,250	0.50
021	43	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	Low	3,750	0.50
021	45	ODD	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	Low	3,750	0.50
022	37	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	High	6,250	0.50
022	48	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	Mid	5,000	0.50
023	29	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	High	12,500	1.00
023	39	ODD	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	Mid	5,000	0.50
024	02	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	High	6,250	0.50
024	21	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	Mid	10,000	1.00
024	33	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	High	6,250	0.50
024	36	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	High	6,250	0.50
024	37	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	High	6,250	0.50
024	41	ODD	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	Mid	5,000	0.50
024	43	ODD	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	Low	3,750	0.50
024	48	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	Mid	5,000	0.50
025	33	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	High	6,250	0.50
025	33	ODD	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	High	6,250	0.50

Exhibit "B"  
Ridge Pointe Resort

Unit Number	Week	Usage	Unit Type	Undivided Interest	Type of Points	Club Season	Point Value	Equiv
025	46	ODD	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	Low	3,750	0.50
026	45	EVEN	2 Bedroom	1/2,652nd	Perpetual / Non-Specific	Low	3,750	0.50
026	46	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	Low	7,500	1.00
026	47	EVERY	2 Bedroom	1/1,326th	Perpetual / Non-Specific	Peak	17,000	1.00

**Grand Total: 2 Bedroom - 46.5 intervals = 518,250 Points**

