757124 AM Deputy: 5

01/14/2010 09:16 AM Deputy:

OFFICIAL RECORD
Requested By:

STEWART TITLE VACATION

OWNERSHIP

Douglas County - NV Karen Ellison - Recorder

Page: 1 Of 4 Fee BK-0110 PG-2451 RPTT:

DOC

17.00 11.70



## A.P.N. # A ptn of 1319-30-631-019 R.P.T.T. \$ 11.70 Escrow No. T\$493013382 Recording Requested By: **Stewart Vacation Ownership** Mail Tax Statements To: Ridge Crest P.O.A. P.O. Box 5790 Stateline, NV 89449 When Recorded Mail To: Ridge Crest P.O.A. P.O. Box 5790 Stateline, NV 89449

# GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That GARTH L. GEORGE and CAROL A. GEORGE, husband and wife for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to RIDGE CREST PROPERTY OWNER'S ASSOCIATION, a Nevada non-profit corporation and to the heirs and assigns of such Grantee forever, all that real property situated in the unincorporated area County of Douglas, State of Nevada, bounded and described as follows:

The Ridge Crest, One Bedroom, Even Year Use, Week #49-301-33-82, Stateline, NV 89449. See Exhibit "A" attached hereto and by this reference made a part hereof.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: 01/04/10	En Mary
Garth L. George	Carol A. George
State of } ss.	
County of \$	
This instrument was acknowledged before	
me on by: Garth L. George, Carol A. George	(date)
Signature:	

**Notary Public** 

### **CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

State of California		
Country of	, <b>}</b>	
County of an Ixrnardinu		
on tanuary (2, 2010 before me racie la Mercado Auntily,		
personally appeared frankling Leander George and		
aro hang against Name(s) of Signe(ts)		
Carol Forche Ejebrge		
	ho proved to me on the basis of satisfactory evidence to	
	e the person(s) whose name(s) is are subscribed to the	
	ithin instrument and acknowledged to me that she/they executed the same in his/ber/their authorized	
o.	apacit (ies), and that by his/her/their signature(s) on the	
	strument the person(s), or the entity upon behalf of	
GRACIELA MERCADO AWABDY 1	hich the person(s) acted, executed the instrument.	
COMM. #1845175	certify under PENALTY OF PERJURY under the laws	
I WAY DE FEZ A ROM REPROTEINMONTALINATA F	the State of California that the foregoing paragraph is	
My Cornm. Expires May 15, 2013 V	ue and correct.	
WITNESS my hand and official seal.		
So to Manada division		
Place Notary Seal Above Signature Signature Signature of Notary Public		
Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.		
Description of Attached Document		
Title or Type of Document: A Comodations Scrope) Instructions		
Document Date: Story Oly 9 2009 Number of Pages: 5		
Signer(s) Other Than Named Above: No Alber To a net		
Signer(s) Other Than Named Above.		
Capacity(ies) Claimed by Signer(s)		
Signer's Name: Jarth Leander Jerr Signer's Name: arol Anne George		
	Set Providual	
☐ Corporate Officer — Title(s):	☐ Corporate Officer — Title(s):	
☐ Partner — ☐ Limited ☐ General ☐ Attorney in Fact ☐ RIGHTTHUMBPRINT OF SIGNER	□ Partner ─ □ Limited □ General	
☐ Attorney in Fact ☐ Trustee ☐ Trustee ☐ Trustee	☐ Attorney in Fact ☐ Trustee ☐ Trustee ☐ Trustee ☐ Trustee ☐ Trustee	
☐ Guardian or Conservator	☐ Guardian or Conservator	
□ Other:	□ Other:	
Signer Is Representing:	Signer Is Representing:	
annie de la company de la comp		

#### **AFFIDAVIT**

(Ridge Crest Property Owners Association)

STATE OF NEVADA )
) SS
County of Douglas )

Ridge Crest Property Owners Association, being first duly sworn upon oath, deposes and says:

That, for purposes of accepting delivery of the foregoing Deed in Lieu of Homeowners Assessment Foreclosure and affiant executing this Affidavit, he is a duly authorized officer or agent of the Grantee named therein; that he has read the Deed in Lieu of Homeowners Assessment Foreclosure and knows the contents thereof; that to the best of his knowledge, there is no statement contained in the terms, warranties and covenants therein set forth which is false; that in executing this Affidavit, and subject to the following proviso, Grantee hereby accepts said Deed in Lieu of Homeowners Assessment Foreclosure and agrees to its terms and covenants and approves the warranties therein contained, provided that there are no encumbrances, liens, adverse claims, defects, or other charges or matters appearing in the public records attaching subsequent to the recording of the original conveyance which affects the property deeded and provided further that Grantor is the sole, titled, record owner of the property.

Ridge Crest Property Owners Association

Marc B. Preston, Agent

Subscribed, sworn to and acknowledged before me on September 17, 2009

Laura A. Banks
Notary Public, State of Nevada
Appointment No. 06-109217-5
My Appt. Expires Oct. 6, 2010

Votary Public

## **EXHIBIT "A"**

(49)

A timeshare estate comprised of:

PARCEL 1: An undivided 1/102nd interest in and to that certain condominium estate described as follows:

- (A) An undivided 1/26<sup>th</sup> interest as tenants in common, in and to the Common Area of Ridge Crest condominiums as said Common Area is set forth on that condominium map recorded August 4, 1988 in Book 888 of Official Records at Page 711, Douglas County, Nevada, as Document No. 183624.
- (B) Unit No. 301 as shown and defined on said condominium map recorded as Document No. 183624, Official Records of Douglas County, State of Nevada.

PARCEL 2: a non-exclusive easement for ingress and egress and for the use and enjoyment and incidental purposes over, on and through the Common Area as set forth in said condominium map recorded as Document No. 183624, Official Records of Douglas County, State of Nevada.

PARCEL 3: An exclusive right to the use of a condominium unit and the non-exclusive right to use the real property referred to in subparagraph (A) of Parcel 1, and Parcel 2 above during one "ALTERNATE USE WEEK" within the <u>Even</u>-numbered years as that term is defined in the Declaration of Timeshare Covenants, Conditions and Restrictions for the Ridge Crest recorded April 27, 1989 as Document No. 200951 of Official Records, Douglas County, State of Nevada (the "CC&R's"). The above described exclusive and non-exclusive rights may be applied to any available unit in The Ridge Crest project during said "ALTERNATE USE WEEK" as more fully set forth in the CC&R's.

A Portion of APN: 1319-30-631-019

This document is recorded as an ACCOMMODATION ONLY and without liability for this consideration therefore, or as to the validity or sufficiency of said instrument, or for the effect of such recording on the title of the property involved.