

Douglas County - NV
Karen Ellison - Recorder
Page: 1 Of 5 Fee: 18.00
BK-0310 PG- 4029 RPTT: 1.95



APN: portion of ~~42-261-05~~

1319-30-724-005

Prepared by and
Record and Return to:
Vacation Property Solutions
P.O. Box 308
McGaheysville, VA 22840
(Self-addressed stamped envelope enclosed)

Mail Future Tax Statements to:
SellMyTimeshareNow LLC
383 Central Ave, Ste 260
Dover, NH 03820

Consideration: \$101.00

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

✓ **WILLIAM L. WOLFE and KATHY L. WOLFE**
husband and wife,
15849 Rancho Valencia Way
Valley Center, CA 92082
Grantor

To

SELLMYTIMESHARENOW, LLC.
a Delaware Limited Liability Company, or Assigns,
383 Central Ave, Suite 260
Dover, NH 03820
Grantees

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

THIS INDENTURE WITNESSETH: That WILLIAM L. WOLFE and KATHY L. WOLFE, husband and wife, as Grantor, in consideration of One Hundred and One 00/100 Dollars (\$101.00), the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to SELLMYTIMESHARENOW, LLC, a Delaware Limited Liability Company, or Assigns, whose address is 383 Central Ave, Suite 260, Dover, NH 03820, as Grantees, all that real property situate in Douglas County, State of Nevada, bounded and described as follows: The Ridge Tahoe, Tower Building, Prime Season, Week #34-005-14-03, Stateline, NV 89449, more particularly described on Exhibit "A" and "B" attached hereto and incorporated herein by this reference.

TOGETHER with the tenements, hereditaments and appurtenances thereunto belonging or appertaining and the reversion, remainder and remainders, rents, issues and profits, thereof;

SUBJECT TO any and all matters of record, including taxes, assessments, easements, oils and mineral reservations and leases, if any, rights of way, agreements and the Fourth Amended and Restated Declaration of Timeshare Covenants, Conditions and Restrictions dated January 30, 1984 and recorded February 14, 1984, as Document No. 96758, Book 284, Page 5202, Official Records of Douglas County, Nevada, as amended from time to time, and which Declaration is incorporated herein by this reference as if the same were fully set herein.

TO HAVE AND TO HOLD all and singular the premises, together with the appurtenances, unto said Grantee and Grantee's assigns forever.

The real estate herein conveyed is the identical property acquired by Grantor above by Grant, Bargain, Sale Deed dated September 24, 2001 from Arthur Kaplan and Rosalind Rebecca Kaplan, Trustees, under the Kaplan Trust dated June 11, 1993, and recorded October 15, 2001 in the Office of the County Recorder of Douglas County, State of Nevada as Instrument No. 0525034.

TOGETHER WITH all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining.

IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents this 5th day of MARCH, 2010.

William L. Wolfe
William L. Wolfe

Kathy L. Wolfe
Kathy L. Wolfe

STATE OF CALIFORNIA
COUNTY OF San Diego

On March 5, 2010 before me, R. Metcalf, Notary Public personally appeared William L. Wolfe and Kathy L. Wolfe, husband and wife, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose names(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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature R. Metcalf
R. Metcalf
Printed Name
My Commission Expires: 5-22-2010

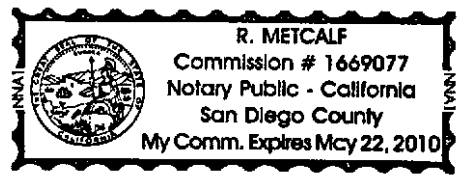


EXHIBIT "A" (34)

PARCEL ONE:

An undivided 1/51st interest in and to that certain real property and improvements as follows:

- (A) An undivided 1/38th interest as tenants in common, in and to Lot 34 as shown on Tahoe Village Unit No. 3-10th Amended Map, recorded September 21, 1990 as Document No. 235008, Official Records of Douglas County, State of Nevada. Except therefrom Units 001 through 038 (inclusive) as shown on that certain Condominium Plan Recorded June 22, 1987 as Document No. 156903, Official Records of Douglas County, Nevada.
- (B) Unit No. 005 as shown and defined on said Condominium Plan.

PARCEL TWO:

- (A) A non-exclusive easement for roadway and public utility purposes as granted to Harich Tahoe Developments in deed re-recorded December 8, 1981, as Document No 63026, being over a portion of Parcel 26-A (described in Document No. 01112, rerecorded June 17, 1976) in Section 30, Township 13 North, Range 19 East, M.D.B. & M.; and
- (B) An easement for ingress, egress and public utility purposes, 32' wide, the centerline of which is shown and described on the Seventh Amended Map of Tahoe Village No. 3, recorded April 9, 1986, as Document No. 133178 of Official Records, Douglas County, State of Nevada

PARCEL THREE

A non-exclusive right to use the real property known as "Common Area" as shown on Tahoe Village Unit No. 3 -10th Amended Map, recorded September 21, 1990 as Document No. 235008, Official Records of Douglas County, State of Nevada, within Section 30, Township 13 North, Range 19 East, M.D.B. & M for all those purposes provided for in the Declaration of Covenants, Conditions and Restrictions recorded January 11, 1973, as Document No 63681, in Book 173, Page 229 of Official Records and in the modifications thereof: (1) recorded September 28, 1973 as Document No. 69063 in Book 973, Page 812 of Official Records; (2) recorded July 2, 1976 as Document No. 1472 in Book 776, Page 87 of Official Records; and (3) recorded July 26, 1989, as Document No. 207446, in Book 789, Page 3011.

PARCEL FOUR

A non-exclusive easement for ingress and egress and recreational purposes and for the use and enjoyment and incidental purposes over, on and through Lots 29, 30, 35, 39, 40 and 41 as shown on Tahoe Village Unit 3 - 10th Amended Map, recorded September 21, 1990 as Document No. 235008, Official Records of Douglas County, State of Nevada, within Section 30, Township 13 North, Range 19 East, M.D.B. & M, for all those purposes provided for in the Fourth Amended and Restated Declaration of Covenants, Conditions and Restrictions, recorded February 14, 1984, as Document No. 96758 and as amended from time to time of Official Records of Douglas County, State of Nevada.

PARCEL FIVE:

The exclusive right to use any UNIT of the same Unit Type as described in the Amended Declaration of Annexation of Phase Three establishing Phase Four recorded June 22, 1987 as Document No. 156904 of Official Records of Douglas County, in which an interest is hereby conveyed in subparagraph (B) of Parcel One, and the non-exclusive right to use the real property referred to in subparagraph (A) of Parcel One and Parcels Two, Three and Four above for all of the Purposes provided for in the Fourth Amended and Restated Declaration of Covenants, Conditions and Restrictions of the Ridge Tahoe, recorded February 14, 1984, as Document No. 96758 of Official Records of Douglas County, during ONE use weeks within the "**PRIME SEASON**" as said quoted term is defined in the Amended Declaration of the same Unit Type on Lot 34 during said alternate use week within said 'use season'.

The above described exclusive rights may be applied to any available unit of the same Unit Type on Lot 34 during said use week within said "use season".

Portion of Parcel No. 42-261-05

EXHIBIT "B" (34)

An undivided 1/51st interest as tenants in common in and to that certain real property and improvements as follows: (A) an undivided 1/38th interest in and to Lot 34 as shown on Tahoe Village Unit No 3-13th Amended Map, recorded December 31, 1991, as Document No 268097, rerecorded as Document No. 269053, Official Records of Douglas County, State of Nevada, excepting therefrom Units 001 to 038 as shown on that certain Condominium Plan recorded June 22, 1987, as Document No. 156903; and (B) Unit No. 005 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 recorded February 21, 1984 as Document No. 097150 and as amended by Documents recorded October 15, 1990, June 22, 1987 and November 10, 1987 as Document Nos. 236691, 156904 and 166130, 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 in the same unit type conveyed, in Lot 34 only, for one week each year in the "Prime Season" as defined in and in accordance with said Declarations.

A portion of APN: 42-261-05