

16-

OFFICIAL RECORD
Requested By:
TIMESHARE ADVENTURES

4-1

After recording, please return to preparer:

✓ Philip W. Dann, Esq.
1601 Commerce Avenue No.
St. Petersburg FL 33716-4205

Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 3 Fee: 16.00
BK-0510 PG- 3171 RPTT: 5.85



Above Reserved For Recorder's Use Only

Assessor's Parcel No. 1319-30-720-001 JFN

SEND TAX STATEMENT TO: Ridge Tahoe, Box 5721, Stateline NV 89449.

**INTERVAL OWNERSHIP SPECIAL WARRANTY DEED
WITHOUT EXAMINATION OF TITLE**

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION OF TEN DOLLARS (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, Stephen F. Joyce, 2700 High Ridge Drive, Las Vegas, Nevada 89134, ("Grantor"), does hereby grant unto Jennifer L. Carr, 25415 Aubrey Lane, Lomita, California 90717, ("Grantee"), the following lands and property, together with all improvements located thereon, lying in Douglas County, Nevada, to-wit:

A TIMESHARE ESTATE COMPRISED OF:

PARCEL ONE:

An undivided 1/51st interest in and to that certain condominium as follows:

(A) An undivided 1/106ths interest as tenants-in-common, in and to Lot 37 of Tahoe Village Unit No. 3 as shown on the Ninth Amended Map Recorded July 14, 1988 as Document No. 182057, Official Records of Douglas County, State of Nevada. Except therefrom Units 039 through 080 (Inclusive) and Units 141 through 204 (Inclusive) as shown and defined on that certain Condominium Plan Recorded as Document No. 182057, Official Records of Douglas County, Nevada.

(B) Unit No. 204 as shown and defined on said Condominium Plan.

PARCEL TWO:

A non-exclusive right to use the real property known as Parcel "A" on the Official Map of Tahoe Village Unit No. 3, recorded January 22, 1973, as Document No. 63805, records of said county and state, 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 recorded September 29, 1973 as Document No. 69063 in Book 973, Page 812 of Official Records and recorded July 2, 1976 as Document No. 1472 in Book 776. Page 87 of Official Records.

PARCEL THREE:

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, 39, 40, and 41 as shown on Tahoe Village Unit No. 3 – Seventh Amended Map, recorded April 9, 1986 as Document No. 133178 of Official Records of Douglas County, State of Nevada and such recreational areas as may become a part of said timeshare project, 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 of Official Records of Douglas County, State of Nevada.

PARCEL FOUR:

(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, recorded June 17, 1976) in Section 30, Township 13 North, Range 19 East,

(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 FIVE:

The exclusive right to use a unit of the same Unit Type as described in the Declaration of Annexation of The Ridge Tahoe Phase Five recorded on August 18, 1988, as Document No. 184461 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 Declaration of Annexation of The Ridge Tahoe Phase Five.

The above described exclusive rights may be applied to any available unit of the same Unit Type on Lot 37 during said use week within said "use season".

Portion of Parcel No. 42-288-14

Prior instrument reference: Book 190, Page 3381, of the Recorder of Douglas County, Nevada.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

TO HAVE AND TO HOLD TOGETHER with all tenements, hereditaments, and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

GRANTOR does for Grantor and his' heirs, personal representatives, executors and assigns forever hereby covenant with Grantee that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims of any persons claiming by, through or under Grantor.

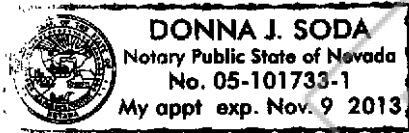
Throughout this instrument, the singular shall include the plural and *vice versa* and the masculine shall include the feminine and *vice versa*.

WITNESS Grantor's' hand this the 30 day of April, 2010.

Stephen F. Joyce
Grantor, Stephen F. Joyce

**THIS DOCUMENT WAS PREPARED WITHOUT BENEFIT OF A TITLE SEARCH,
EXAMINATION OF AN ABSTRACT, OR ANY OTHER SIMILAR SEARCH.**

This instrument was acknowledged before me on March 30, 2010 by Stephen F. Joyce



SEAL

Donna J. Soda
Notary Public, Nevada
Printed Name: Donna J. Soda
My Commission Expires: Nov 9, 2013