

DOC # 784888
06/15/2011 03:39PM Deputy: KE
OFFICIAL RECORD
Requested By:
Title Court Services
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 2 Fee: \$15.00
BK-611 PG-3152 RPTT: 9.75



A portion of APN: 1319-30-721-001

Mail tax statements to:
Ridge Tahoe Property Owners Assoc.
PO Box 5790
Stateline, NV 89449

Prepared by and return to:
Susie Bell
Timeshare Closings for Less, Inc.
1540 International Parkway, Suite 200
Lake Mary, FL 32746

GRANT DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

For valuable consideration of Two Thousand Five Hundred Dollars (\$2,500.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, Carl W. Thoms and Jean M. Thoms, husband and wife (hereinafter referred to as "Grantor"), whose address is 2932 Flint Ridge Court, Reno, NV 89511 do hereby grant unto James R. Greer and Sherri A. Greer, husband and wife holding title as joint tenants with full rights of survivorship (hereinafter referred to as "Grantee"), whose mailing address is 1152 Prentiss Drive, San Jose, CA 95120, the following property located in the County of Douglas, State of Nevada, to-wit:

An undivided 1/51st interest as tenants in common in and to that certain real property and improvements as follows: (A) An undivided 1/20th interest in and to the Common Area of Lot 31, Tahoe Village Unit No. 3, Fifth Amended Map, recorded October 29, 1981, as Document No. 61612, as corrected by Certificate of Amendment recorded November 23, 1981, as Document Number 62661, all of Official Records Douglas County, State of Nevada. Except therefrom unit 81 to 100 Amended Map and as corrected by said Certificate of Amendment. (B) Unit No. 081 as shown and defined on said map as corrected by said Certificate of Amendment.

Parcel Two: A non-exclusive right to use the real property known as Parcel "A" on the Official Map of Tahoe Village Unit Number 3, recorded January 22, 1973, as Document Number 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 Number 63681, in Book 173 Page 229 of Official Records and in modification thereof recorded September 28, 1973, as Document Number 69063 in Book 973 page 812 of Official Records and recorded July 2, 1976, as Document Number 1472 in Book 776 Page 87 of Official Records.

Parcel Three: A non-exclusive easement for ingress and egress and recreational purposes and for use and enjoyment and incidental purposes over, on and through Lots 29, 39, 40 and 41 as shown on said Tahoe Village Unit Number 3, Fifth Amended Map and as corrected by said Certificate of Amendment.

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 Number 63026, being over a portion of Parcel 26-A (described in Document Number 01112, recorded June 17, 1976) in Section 30, Township 13 North, Range 19 East M.D.M. and (B) An easement for ingress, egress and public utility purposes, 32' wide, the centerline of which is shown and described on the Fifth Amended map of Tahoe Village Number 3, recorded October 29, 1981, as Document Number 61612, and amended by Certificate of Amendment recorded November 23, 1981, as Document Number 62661, Official Records, Douglas County, State of Nevada.

Parcel Five: The exclusive right to use said Unit 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 during **ONE** "use week" within the **WINTER** "use season", as quoted terms are defined in the Declaration of Restrictions, recorded September 17, 1982 as Document Number 71000 of said Official Records.



The above described exclusive and non-exclusive rights may be applied to any available unit in the project, during said use week and said season.

In witness whereof, Grantor has signed and sealed these presents the day and year written below.

Carl W. Thoms

Carl W. Thoms

Jean M. Thoms

Jean M. Thoms

STATE OF Nevada

COUNTY OF Washoe

On June 6, 2011 before me Kristiana Snippen, a notary public in and for said state, personally appeared Carl W. Thoms and Jean M. Thoms, who proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument, and acknowledged to me that they executed the same in their authorized capacity and that by their signature on the instrument, the person, or entity upon behalf of which the person acted, executed the instrument.

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

(Seal Below)

WITNESS my hand and official seal.

Kristiana Snippen
Notary Signature

