



APN: 1319-30-631-009

Mail tax statement to:
Ridge Crest Condominium
415 Tramway Drive
Stateline, NV 89449
and when recorded return to:
Timeshare Title, Inc.
P.O. Box 3175
Sharon, PA 16146
ESCROW NO. 11-4134TS
R.P.T.T. \$1.95

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

THIS INDENTURE, made this 16th day of June, 2011, between **GroupWise, Inc., an Ohio corporation, Rhonda Smerkar as Authorized Representative**, whose principal place of business is **701 N. Hermitage Road, Suite 26, Hermitage, PA 16148**, hereinafter referred to as "**Grantor**" and **W. Louis McDonald, a Single Man**, whose address is **PO Box 412, Gatlinburg, TN 37738**, hereinafter "**Grantee**";

WITNESSETH:

That the Grantor, in consideration of the sum of Five Hundred Dollars (\$500.00), lawful money of the United States of America, the receipt whereof is hereby acknowledged, does by these presents, grant, bargain and sell unto the Grantee and Grantee's heirs and assigns all that certain property located and situated in Douglas County, State of Nevada, more particularly described as follows:

A Timeshare estate comprised of:

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

- (A) An undivided 1/26th 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. 109** 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 for 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 "Use Week" as that term is defined in the Declaration of Time-Share 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 "Use Week" as more fully set forth in the CC&R's.

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



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 Time Share Covenants, Conditions and Restrictions Recorded April 27, 1989 at Book 489, Page 3383, as under Document No. 200951 Official Records of Douglas County, Nevada, and which Declaration is incorporated herein by this reference as if the same were fully set forth herein.

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

Prior Instrument Reference: Book 211, Page 584, Document No. 778043 in the Official Records of Douglas County, Nevada.

COPY



WITNESS its hand this 28 day of June, 2011.

GroupWise, Inc.
an Ohio corporation

By: Rhonda Smerkar
Name: Rhonda Smerkar
Title: Authorized Representative

STATE OF PA
COUNTY OF Mercer

On this 28 day of June, 2011, personally appeared before me, a Notary Public in and for said County and State, **Rhonda Smerkar, Authorized Representative for GroupWise, Inc., an Ohio corporation**, who acknowledged that she executed the above instrument on behalf of the corporation.

WITNESS my hand and official seal.

Becky Davenport
Notary

Press Notarial Seal/Stamp Here

NOTARIAL SEAL
BECKY DAVENPORT
Notary Public
SHARON CITY, MERCER COUNTY
My Commission Expires Jun 16, 2013