

APN: 1318-15-817-001

R.P.T.T.: \$

Exempt: N/A

Recording Requested By:

Betty Klaudt
P.O. Box 1986
Suwanee, GA 30024

After Recording Mail To:

TRCS, Inc.
1583 E. Silver Star Rd #351
Ocoee, FL 34761

Send Subsequent Tax Bills To:

Fairfield Resorts, Inc.
8427 South Park Circle, Suite 500
Orlando, FL 32819

Contract No.: 41-0530315

Escrow: 20110627KLABEG

DOC # 788775
08/30/2011 08:12AM Deputy: SG
OFFICIAL RECORD
Requested By:
TRCS, Inc.
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 2 Fee: \$15.00
BK-811 PG-5689 RPTT: 54.60



GRANT, BARGAIN, AND SALE DEED

TITLE OF DOCUMENT

THIS INDENTURE WITNESSETH THAT, **Betty Klaudt, surviving spouse of Vernon Klaudt, deceased**, FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, does hereby GRANT, BARGAIN, SELL, AND CONVEY, to **Luke Begonja and Michelle Begonja, husband and wife, ass joint tenants with full rights of survivorship**, whose address is 1033 Crew Lane, Manahawkin, NJ 08050.

The following described real property situated in the County of **Douglas**, State of **Nevada**:

A **1,137,000 / 138,156,000** undivided fee simple interest as tenants in common in Units 7101, 7102, 7103, 7201, 7202, 7203, 7301, 7302 and 7303 in **SOUTH SHORE CONDOMINIUM** ("Property"), located at 180 Elks Point Road in Zephyr cove, Nevada 89449, according to the Final Map #01-026 and Condominium Plat of South Shore filed of record in Book 1202, Page 2181, as Document Number 559872 in Douglas County, Nevada, and subject to all provisions thereof and those contained in that certain Declaration of Condominium - South Shore ("Timeshare Declaration") dated October 21, 2002 and recorded December 5, 2002 in Book 1202, Page 2182 as Instrument Number 559873, and also subject to all the provisions contained in that certain Declaration of Restrictions for **Fairfield Tahoe at South Shore** and recorded October 28, 2004 in Book 1004, Page 13107 as Instrument Number 628022, Official Records of Douglas County, Nevada, which subjected the Property to a timeshare plan called Fairfield Tahoe at South Shore ("Timeshare Plan"). Less and except all minerals and mineral rights which minerals and mineral rights are hereby reserved unto the Grantor, its successors and assigns.

The Property described above is an **ANNUAL** Ownership Interest as described in the Declaration of Restrictions for Fairfield Tahoe at South Shore and such Ownership Interest has been allocated **1,137,000** Points as defined in the Declaration of Restrictions for Fairfield Tahoe at South Shore which Points may be used by the Grantee in **Each** Resort Year(s).



Per NRS 111.312 - The Legal Description appeared previously in **Grant, Bargain and Sale Deed**, recorded on **December 07, 2005**, as Document No. **0662489**, Book No. **1205**, Page No. **2577**, in Douglas County Records, Douglas County, Nevada.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining and the reversion and revisions, remainder and remainders, rents, issues and profits thereof.

Subject To:

1. Any and all Rights of way, reservations, restrictions, easements, mineral exceptions and reservations, and conditions of record.
2. The covenants, conditions, restrictions and liens set forth in the Timeshare Declaration and the Declaration of Restrictions for Fairfield Tahoe at South Shore, and any supplements and amendments thereto.
3. Real estate taxes that are currently due and payable and are a lien against the Property.
4. All matters set forth on the plat of record depicting South Shore Condominium, and any supplements and amendments thereto.

To Have and Hold all and singular the premises, together with the appurtenances, unto the said Grantee and their assigns forever.

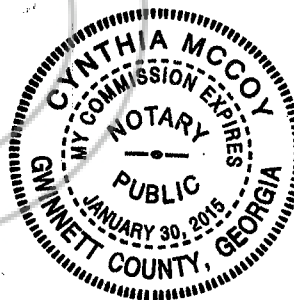
WITNESS my/our hands, this 15th day of August, 2011.

Betty Klaudd
Betty Klaudd

STATE OF Georgia)
COUNTY OF Gwinnett)

This instrument was acknowledged before me, this 15th day of August, 2011, by **Betty Klaudd**.

Cynthia McCoy
Notary Public
Relationship Banker
Title and Rank
My Commission Expires: Jan 30, 2015



NOTARY STAMP/SEAL

I/We, **Betty Klaudd**, hereby affirm that this document submitted for recording does not contain a social security number.

Betty Klaudd
Betty Klaudd

Grantor
Title