

DOC # 790013
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OFFICIAL RECORD
Requested By:
Preferred Transfers
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 4 Fee: \$17.00
BK-911 PG-4289 RPTT: 1.95



APN: 1319-30-644-021 PTN
File: 053902

Recording Requested by and Return To:
K. Gutierrez
(Without Title Examination)
Preferred Transfers, LLC
855 Trosper Rd. Suite 108-322
Tumwater, WA 98512

Mail Tax Statements To:
Shanta Grover
P.O. Box 12046
Jackson, Mississippi 39236

GRANT, BARGAIN, SALE DEED
The Ridge Tahoe

THIS INDENTURE, made on this 17th day of Sept, 2011 by and between **Guenther W. Ruehle and Marie A. Ruehle, Trustees of the Ruehle Trust dated December 27, 2007**, whose address is: **18205 Le Chateau Drive, Brookfield, Wisconsin 53045** ("Grantor"), does hereby grant, bargain, sell, and convey to **Shanta Grover, unmarried, Tenant in Severalty**, whose address is: **P.O. Box 12046, Jackson, Mississippi 39236** ("Grantee"), all that real property situate in the County of **Douglas**, State of Nevada, described as follows;
See attached Exhibit "A"

TOGETHER with all the rights, members, hereditaments and appurtenances to the said Premises belonging, or in any wise incident or appertaining.

AND, the Grantor does hereby bind itself and its successors and assigns, to warrant and forever defend, all and singular, the said Premises unto the said Grantee and the Grantee's heirs and assigns, against the Grantor's successors and assigns, and all persons whomsoever now and hereafter lawfully claiming, or to claim the same or any part of the Premises.



IN WITNESS WHEREOF, the said Grantor has caused its name to be affixed hereto and this instrument to be executed by the authorized agents of the Grantor, thereunto duly authorized.

SELLER(S):

Ruehle Trust dated December 27, 2007

Guenther W. Ruehle
Guenther W. Ruehle, Trustee

Marie A. Ruehle
Marie A. Ruehle, Trustee

WITNESSES:

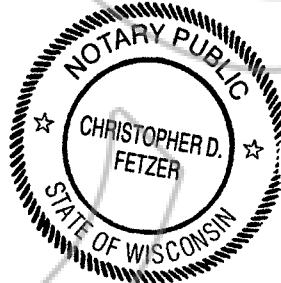
(signature) *William R. Schoeneck*
Name: WILLIAM R. SCHOENECK
Address: 3089 Cty Q Pelican Lake

(signature) *Cynthia K. Schoeneck*
Name: Cynthia K. Schoeneck
Address: 3089 Cty Q Pelican Lake

Grantor Acknowledgement

STATE OF: WI
COUNTY OF: Waukesha

On this 17 day of Sept, 2010, before me, personally appeared **Guenther W. Ruehle and Marie A. Ruehle, Trustees** to me personally known, who being by me duly sworn or affirmed, did say that such person(s) executed the foregoing instrument as a free act and deed, and if applicable in the capacity shown, having been duly authorized to execute this instrument in such capacity.



(signature) *Christopher Fetzer*
Notary Public: Christopher Fetzer
Residing in the state of: WI
My commission expires: 11-2-2014



EXHIBIT "A"

A timeshare estate comprised of:

PARCEL ONE:

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

- (A) An undivided 1/106th interest as tenants-in-common, in and to Lot 37 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 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, State of Nevada.
- (B) Unit No. 056 as shown and defined on said last 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, recorded 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 of the



Douglas County Recorder's Office, Douglas County, 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 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 No. 3 - 10th Amended Map, recorded September 21, 1990 as Document No. 235008 of the Douglas County Recorder's Office, Douglas County, 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 Declaration of Annexation of The Ridge Tahoe Phase Five recorded August 18, 1988, as Document No. 184461 of Official Records of Douglas the 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 week within the Swing season, as said quoted term is defined in the Declaration of Annexation of The Ridge Tahoe Phase Five.

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

A portion of APN 1319-30-644-021 PTN

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