



APN: 1318-26-101-006
File: 46213

Recording Requested by and Return To:

M. Tracy
(Without Title Examination)
Preferred Transfers, LLC
855 Trosper Rd. Suite 108-322
Tumwater, WA 98512

Mail Tax Statements To:

Centurion Resorts Corporation
3015 N. Ocean Blvd #121
Ft. Lauderdale, FL 33308

**GRANT, BARGAIN, SALE DEED
Kingsbury Crossing**

THIS INDENTURE, made on this 20 day of April, 2012 by and between Donald Smith and Carol Smith, husband and wife, joint tenants with rights of survivorship, whose address is: 919 Losak Road, Waco, TX 76706 ("Grantor"), does hereby grant, bargain, sell, and convey to Timothy Jackson, a single man, tenant in severalty, whose address is: 123A Hwy 80 East #253, Clinton, MS 39056 ("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):

Donald Smith
Donald Smith

Carol Smith
Carol Smith

WITNESSES:

(signature) Jan Bardwell
Name: PO Box 302
Address: Danson, TX 76639

(signature) Annette Carbajal
Name: ANNETTE CARBAJAL
Address: 1901 RUIDOSO
WACO, TX 76712

Grantor Acknowledgement

STATE OF: Texas
COUNTY OF: Mckinnan

On this 20 day of April, 2012, before me, personally appeared **Donald Smith and Carol Smith** 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) Brandy S. Pechacek
Notary Public: Brandy S. Pechacek
Residing in the state of: Texas
My commission expires: 02-23-2013



EXHIBIT "A"

INTERVAL NUMBER: 420603A
HOA NUMBER: 479919674
X HIGH ___ LOW
USE: ANNUAL

THE LAND SITUATED IN THE STATE OF NEVADA, COUNTY OF DOUGLAS, AND DESCRIBED AS FOLLOWS:

PARCEL A:

An undivided (One-three thousand two hundred and thirteenths (1/3213)) interest as a tenant-in-common in the following described real property (the "Property"):

A portion of the north one-half of the northwest one-quarter of section 26, Township 13 North, Range 18 East, MDB&M, described as follows:

Parcel 3, as shown on that amended parcel map for John E. Michaelson and Walter Cox recorded February 3, 1981, in Book 281 of Official Records, at Page 172, Douglas County, Nevada, as Document No. 53178, said map being an amended map of Parcels 3 and 4 as shown on that certain map for John E. Michaelson and Walter Cox, recorded February 10, 1978, in Book 278, of Official Records, at Page 591, Douglas County, Nevada, as Document No. 17578.

Excepting from the property and reserving to grantor, its successors and assigns, all those certain easements referred to in Paragraphs 2.5, 2.6 and 2.7 of the Declaration of Timeshare Use (Kingsbury Crossing) recorded February 16, 1983 in Book 283, Page 1431 as Document No. 076233, Official Records of Douglas County, Nevada, as amended (the "Declaration") together with the right to grant said easements to others.

Also excepting therefrom the non-exclusive rights to use the "common areas" as defined in the Declaration.

PARCEL B:

The exclusive right and easement to use and occupy an "Assigned Unit" and the "Common Furnishings" therein, together with the non-exclusive right to occupy the "common areas" in Parcel A above during a properly reserved "Use Week" during the "Season" identified above on an ANNUAL basis, as designated above, provided that such user periods are first reserved in accordance with the Declaration and the "Rules and Regulations" as each of said terms are defined in the Declaration referred to above.

PARCEL C:

All rights of membership in Kingsbury Crossing Owners Association, a Nevada non-profit corporation ("Association"), which are appurtenant to the interests described in Parcels A and B under the Declaration and Bylaws of the Association.

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