

OFFICIAL RECORDS

Requested By:
Sunday Vacations

DOUGLAS COUNTY RECORDERS
Karen Ellison - Recorder

Page: 1 Of 3 Fee: \$ 16.00

Bk: 0912 Pg: 4541 RPTT \$ 1.95



Deputy: pk

1319-30-631-007ptn
A portion of APN: 40-370-07
Ridge Crest
Actual/True Consideration \$ 500.00 .

Prepared By:
David Kaiser
9437 Lantern Bay Circle
West Palm Beach, FL 33411

✓ Return Deed to:
Sunday Vacations
PO BOX 938
Kimberling City, MO 65686

MAIL TAX STATEMENTS TO:
Ridge Crest P.O.A.
P.O. Box 5790
Stateline, NV 89449

GRANT DEED

THIS DEED, made this 9th day of December, 20 12 by and between David Kaiser and Pamela L. Kaiser, Husband and wife, as Joint Tenants with Right of Survivorship, whose address is 9437 Lantern Bay Circle, West Palm Beach, FL 33411 Grantor(s) to Austin O'Neal Taylor,
Sole Owner as Grantee(s) whose address is
P.O. Box 1371, Ozark, Missouri 65721

WITNESSETH

That the Grantor, in consideration of Ten Dollars (\$10.00) and other good and valuable consideration to it paid by the Grantee, the receipt of which is hereby acknowledged, has bargained and sold, and by these presents does grant bargain and sell and convey unto the aforesaid Grantee, their heirs, devisees, successors and assigns, the following described property:

See Exhibit "A", which is attached hereto and incorporated herein by this reference.

This conveyance is subject to and by accepting this Deed Grantee(s) do(es) hereby agree to assume the obligation for payment of real estate taxes for the current year and subsequent years. Further, by accepting this Deed Grantee(s) accepts title subject to the restrictions, liens and obligations set forth in the (1) Conditions, restrictions, limitations, reservations, easements and other matters of record, (2) Declarations for the Project and all amendments and supplements thereto, and agrees to perform obligations set forth there in accordance with the terms thereof.

The Benefits and obligations hereunder shall inure to and be binding upon the heirs executors, administrators, successors and assigns of the respective parties hereto. The Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons. The plural number as used herein shall equally include the singular. The masculine or feminine gender as used herein shall equally include the neuter.

Exhibit "A"

Ridge Crest Legal

An Alternate Timeshare Estate comprised of:

Parcel 1: An undivided 1/102nd 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 is set forth on that certain condominium map recorded August 4, 1988 in Book 888 of Official Records at Page 771, Douglas County, Nevada, as Document No, 183624.
- (b) Unit No. 107 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 "ALTERNATIVE USE WEEK" within the ODD years as that term is defined in the Declaration of Timeshare 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 "alternate use week" as more fully set forth in the CC&R's.

A Portion of APN 40-370-07