

APN: 42-284-04

Mail tax statement to:

The Ridge Tahoe
400 Ridge Club Drive
Stateline, NV 89449

and when recorded return to:

Timeshare Title, Inc.
P.O. Box 3175
Sharon, PA 16146
ESCROW NO. 12-6737JC

DOC # 814753
12/18/2012 11:01AM Deputy: PK
OFFICIAL RECORD
Requested By:
Timeshare Title, Inc.
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 2 Fee: \$40.00
BK-1212 PG-4883 RPTT: 1.95



R.P.T.T. \$1.95

WARRANTY DEED

THIS INDENTURE made this 4th day of December, 2012 between **James E. Carroll and Annie L. Carroll, Co-Trustees of the James E. Carroll Revocable Living Trust and Annie L. Carroll Revocable Living Trust, dated February 14, 2001**, whose address is **277 Oak Bluff Lane, Collierville, TN 38017**, hereinafter referred to as **Grantors**, and **Howard J. Cosier, A Single Man**, whose address is **4680-18-I Monticello Avenue, PMB 167, Williamsburg, VA 23188**, hereinafter referred to as **Grantee**,

WITNESSETH

That Grantors, in consideration of the sum of FIVE HUNDRED DOLLARS (\$500.00), lawful money of the United States of America, paid to Grantors by Grantee, the receipt whereof is hereby acknowledged, do by these presents, grant, bargain and sell unto the Grantee and Grantee's heirs and assigns, all that certain property located and situate in Douglas County, State of Nevada, more particularly described as follows:

An undivided 1/51st interest as tenants in common in and to that certain real property and improvements as follows: (A) an undivided 1/106th interest in and to Lot **37** as shown on **Tahoe Village** Unit No. 3-13th Amended Map, recorded December 31, 1991, as Document No. 268097, rerecorded as Document No. 269053, Official Records of Douglas County, State of Nevada, excepting therefrom Units 039 through 080 (inclusive) and Units 141 through 204 (inclusive) as shown on that certain Condominium Plan Recorded July 14, 1988, as Document No. 182057; and (B) Unit No. **070** as shown and defined on said Condominium Plan; together with those easements appurtenant thereto and such easements described in the Fourth Amended and Restated Declaration of Time Share Covenants, Conditions and Restrictions for The Ridge Tahoe recorded February 14, 1984, as Annexation of The Ridge Tahoe Phase Five recorded August 18, 1988, as Document No. 184461, as amended, and as described in the Recitation of Easements Affecting the Ridge Tahoe recorded February 24, 1992, as Document No. 271619, and subject to said Declarations; with the exclusive right to use said interest in Lot 37 only, for one week each year in the prime "Season" as defined in and in accordance with said Declarations.

A Portion of APN: 42-284-04

Reservations From and Exceptions to Conveyance and Warranty:

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 Fourth Amended and Restated Declaration of Timeshare Covenants, Conditions and Restrictions dated January 30, 1984 and recorded February 14, 1984, as Document No. 96758, Book 284, Page 5202, Official Records of Douglas County, Nevada, as amended from time to time, and which Declaration is incorporated herein by this reference as if the same were fully set forth herein.



Grantors, for the consideration, receipt of which is acknowledged, and subject to the reservations from and exceptions to conveyance and warranty, grants, sells and conveys to Grantee the property, together with all and singular the rights and appurtenances thereto in any wise belonging, to have and to hold it to Grantee, Grantee's heirs, executors, administrators, successors or assigns forever. Grantors bind Grantor and Grantor's heirs, executors, administrators and successors to warrant and forever defend all and singular the property to Grantee and Grantee's heirs, executors, administrators, successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the reservation from and exception to conveyance and warranty.

Prior Instrument Reference: Document No. 0524704, Book 1001, Pages 2606-2608, Official Records of Douglas County, Nevada.

WITNESS our hands this 13th day of December, 2012.

James E. Carroll Revocable Living Trust
And Annie L. Carroll Revocable Living
Trust, dated February 14, 2001

By: James E. Carroll, Trustee
Name: James E. Carroll
Title: Co-Trustee

James E. Carroll Revocable Living Trust
and Annie L. Carroll Revocable Living
Trust, dated February 14, 2001

By: Annie L. Carroll, Trustee
Name: Annie L. Carroll
Title: Co-Trustee

STATE OF Tennessee
COUNTY OF Shelby

On this 13 day of December, 2012 personally appeared before me, a Notary Public in and for said County and State, **James E. Carroll and Annie L. Carroll, Co-Trustees of the James E. Carroll Revocable Living Trust and Annie L. Carroll Revocable Living Trust, dated February 14, 2001**, who acknowledged that they executed the above instrument.

WITNESS my hand and official seal.

Lisa K. Roberson
Notary

Press Notarial Seal/Stamp Here

