

DOC # 820466
03/22/2013 08:32AM Deputy: AR
OFFICIAL RECORD

Requested By:

U.S. Deeds

Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 4 Fee: \$17.00
BK-313 PG-5666 RPTT: EX#007



APN: 1318-15-819-001

R.P.T.T.: \$0.00

Exempt: (7)

After Recording Mail To:

Vacek & Freed, PLLC
11777 Katy Freeway, Suite 300
Houston, Texas 77079

Send Subsequent Tax Bills To:

Carol L. Noyes, et al
5206 Summerfield Lane
Spring, Texas 77379

GRANT, BARGAIN, AND SALE DEED

TITLE OF DOCUMENT

THIS INDENTURE WITNESSETH THAT, **Carol L. Noyes and Karen Renee Noyes and Lisa Diane Hanney, Successor Trustees under the Noyes Family Living Trust, dated March 30, 1998, as amended, FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, does hereby GRANT, BARGAIN, SELL, AND CONVEY, to Carol L. Noyes and Karen Renee Noyes and Lisa Diane Hanney, Successor Co-Trustees of the C. E. Noyes Decedent's Trust dated July 22, 2010, as established utd March 30, 1998, whose address is 5206 Summerfield Lane, Spring, Texas 77379,**

ALL that real property situated in the County of **Douglas**, State of **Nevada**, bounded and described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

Per NRS 111.312 - The Legal Description appeared previously in Deed, recorded on **January 11, 2006**, as Document No. **0665391** in Douglas County Records, Douglas County, Nevada.

Subject To: Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.



I, **Carol L. Noyes**, hereby affirm that this document submitted for recording contains personal information (social security number, driver's license number or identification card number) of a person as required by a specific law, public program or grant that requires the inclusion of the personal information. The Nevada Revised Statute (NRS), public program or grant referenced is (NRS) 40.525.

Carol L. Noyes

Carol L. Noyes

Affiant
Title

DATED this 1st day of March, 2013.

Carol L. Noyes

Carol L. Noyes, Successor Trustee

STATE OF Texas)

ss

COUNTY OF Harris)

SUBSCRIBED AND SWORN before me this 1st day of March, 2013, by
Carol L. Noyes, Successor Trustee.

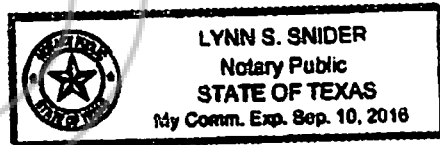
NOTARY STAMP/SEAL

Lynn S. Snider

Notary Public

Notary Public

Title and Rank
My Commission Expires: 9/10/16





Karen Renee Noyes
Karen Renee Noyes, Successor Trustee

STATE OF Texas)

COUNTY OF Harris) SS

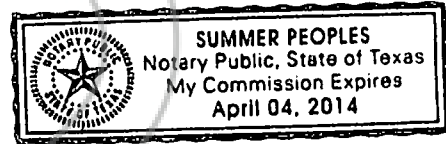
SUBSCRIBED AND SWORN before me this 14th day of March,
20 13, by Karen Renee, Successor Trustee.

[Signature]
Notary Public

Title and Rank

My Commission Expires: 4/4/14

NOTARY STAMP/SEAL



Lisa Diane Hanney
Lisa Diane Hanney, Successor Trustee

STATE OF Texas)

COUNTY OF Harris) SS

SUBSCRIBED AND SWORN before me this 14th day of March,
20 13, by Lisa Diane Hanney, Successor Trustee.

[Signature]
Notary Public

Title and Rank

My Commission Expires: 4/4/14

NOTARY STAMP/SEAL

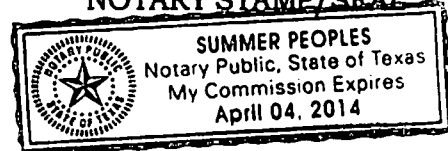




EXHIBIT "A"
LEGAL DESCRIPTION

A 210,000/90,245,000 UNDIVIDED FEE SIMPLE INTEREST AS TENANTS IN COMMON IN UNITS 9101, 9102, 9103, 9104, 9201, 9203, AND 9204 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 AND 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 WITH MINERALS AND MINERAL RIGHTS ARE HEREBY RESERVED UNTO THE GRANTOR, ITS SUCCESSORS AND ASSIGNS.

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 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.

THE PROPERTY IS A/AN ANNUAL OWNERSHIP INTEREST AS DESCRIBED IN THE DECLARATION OF RESTRICTIONS FOR FAIRFIELD TAHOE AT SOUTH SHORE AND SUCH OWNERSHIP INTEREST HAS BEEN ALLOCATED 210,000 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 **Deed**, recorded on **January 11, 2006**, as Document No. **0665391** in Clark County Records, Clark County, Nevada.