

DOC # 821480
04/11/2013 09:08AM Deputy: SD
OFFICIAL RECORD
Requested By:
uDeed, LLC
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 3 Fee: \$16.00
BK-413 PG-2910 RPTT: EX#005



APN: 1318-15-819-001 PTN
R.P.T.T.: \$0.00
Exempt: (5)

Recording Requested By:

LegalZoom
9041 South Pecos Road, Suite 3900
Henderson, NV 89074

After Recording Mail To:

LegalZoom - 5267718G TS
9041 South Pecos Road, Suite 3900
Henderson, NV 89074

Send Subsequent Tax Bills To:

Wyndham Vacation Resorts, Inc.
8427 South Park Circle
Orlando, FL 32819

QUITCLAIM DEED

TITLE OF DOCUMENT

THIS INDENTURE WITNESSETH THAT, **Sandra A. Anderson, a married woman, spouse of grantee**, FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do(es) hereby REMISE, RELEASE AND FOREVER QUITCLAIM to **Robert C. Anderson, a married man, as his sole and separate property**, whose address is 2301 Robinwood Avenue, Toledo, Ohio 43620,

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 **Grant, Bargain, Sale Deed**, recorded on **November 19, 2007**, as Document No. **0713251** 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.



WITNESS my/our hands, this 13th day of February, 20 13.

Sandra A. Anderson
Sandra A. Anderson

STATE OF Pa.)
COUNTY OF Delaware) ss

This instrument was acknowledged before me, this 13th day of February, 20 13, by **Sandra A. Anderson.**

NOTARY STAMP/SEAL

Joan Marie Hermann
Notary Public

Title and Rank
My Commission Expires: _____

COMMONWEALTH OF PENNSYLVANIA
Notarial Seal
Joan Marie Hermann, Notary Public
Media Boro, Delaware County
My Commission Expires Nov. 19, 2013
Member, Pennsylvania Association of Notaries



EXHIBIT "A"
LEGAL DESCRIPTION

ALL INTEREST IN THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, TO WIT:

A **84,000/90,245,000** 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 OF 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 WHICH MINERALS AND MINERAL RIGHTS ARE HEREBY RESERVED UNTO THE DEVELOPER, ITS SUCCESSORS AND ASSIGNS.

THE PROPERTY IS A/AN **BIENNIAL** OWNERSHIP INTEREST AS DESCRIBED IN THE DECLARATION OF RESTRICTIONS FOR **FAIRFIELD TAHOE AT SOUTH SHORE** AND SUCH OWNERSHIP INTEREST HAS BEEN ALLOCATED **168,000** POINTS AS DEFINED IN THE DECLARATION OF RESTRICTIONS FOR FAIRFIELD TAHOE AT SOUTH SHORE, WHICH POINTS MAY BE USED BY THE GRANTEE IN **EVEN** RESORT YEAR(S).