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OFFICIAL RECORD

Requested By:
Trademark Property Solution
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 2 Fee: \$15.00
BK-413 PG-7754 RPTT: 3.90



Prepared By and Return To:
Susan Bredemeyer
Trademark Property Solutions, LLC
235 W. Brandon Blvd., #628
Brandon, FL 33511

Mail Tax Statements To:
Ridge Tahoe Property Owners Assoc.
C/O Resorts West
PO Box 5790
Stateline, NV 89449

APN# 1319-30-721-020

GRANT, BARGAIN, SALE DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Liberty Innovations LLC, a Florida limited liability company (hereinafter referred to as "Grantor"), whose mailing address is 1436 Seagull Dr., #306, Palm Harbor, FL 34685, does hereby GRANT, BARGAIN, SALE AND CONVEY unto Arnaldo Avalos and Alma Ruth Avalos, husband and wife, as JTWR0S (hereinafter referred to as "Grantee"), and whose mailing address is 19 Greens Lane, Pleasanton, CA 94566, all that real property situate in the County of Douglas, State of Nevada, bounded and described as follows:

See Exhibit "A" attached hereto and made a part hereof.

Prior instrument reference Recorded on October 29, 2012 as Document No. 811676, Book 1012, Page 7337 of the Official Records of Douglas County, Nevada.

Liberty Innovations, LLC
a Florida Limited Liability Company

By: Bonnie Sullivan
Its: Managing Member

STATE OF Florida
COUNTY OF Hillsborough

On April 19, 2013 before me Kristina Bunting Notary Public personally appeared Bonnie Sullivan, as Managing Member of Liberty Innovations, LLC, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument, and acknowledged to me that she executed the same in her authorized capacity and that by her signature on the instrument, the person, or entity upon behalf of which the person acted, executed the instrument.

Witness my hand and official seal.

NOTARY PUBLIC

My Commission Expires: _____





EXHIBIT "A"

A Timeshare Estate comprised of:

Parcel One:

An undivided 1/51st interest in and to that certain condominium described as follows:

- (a) An undivided 1/20th interest, as tenants-in-common, in and to Lot 31 of Tahoe Village Unit No. 3. Fifth-Amended Map, recorded October 29, 1981, as Document No. 61612 as corrected by Certificate of Amendment recorded November 23, 1981, as Document No 62661, all of Official Records Douglas County, State of Nevada. Except therefrom units 81 to 100 Amended Map and as corrected by said Certificate of Amendment.
- (b) Unit No. 099 as shown and defined on said last mentioned map as corrected by said Certificate of Amendment.

Parcel Two:

A non-exclusive right to use the real property known as Parcel "A" on the Official Map of Tahoe Village Unit No. 3, recorded January 22, 1973, as Document No. 63805, records of said county and state for all those purposes provided for in the Declaration of Covenants, Conditions, and Restrictions recorded January 11, 1973, as Document No. 63681, in Book 173 Page 229 of Official Records and in modification thereof recorded September 28, 1973, as Document No 69063 in Book 973 Page 812 of Official Records and recorded July 2, 1976, as Document No. 1472 in Book 776 Page 87 of Official Records.

Parcel Three:

A non-exclusive easement for ingress and egress and recreational purposes and for use and enjoyment and incidental purposes over, on and through Lots, 29, 39, 40, and 41 as shown on said Tahoe Village Unit No. 3, Fifth-Amended Map and as corrected by said Certificate of Amendment.

Parcel Four:

- (a) A non-exclusive easement for roadway and public utility purposes as granted to Harich Tahoe Developments in deed re-recorded December 8, 1981, as Document No. 63026, being over a portion of Parcel 26-A (described in Document No. 01112, recorded June 17, 1976) in Section 30, Township 13 North, Range 19 East, M.D.M.. - and -
- (b) An easement for ingress, egress and public utility purposes, 32' wide, the centerline of which is shown and described on the Fifth-Amended Map of Tahoe Village No. 3, recorded October 29, 1981, as Document No. 61612, and amended by Certificate of Amendment recorded November 23, 1981, as Document No 62661, Official Records, Douglas County, State of Nevada,

Parcel Five:

The Exclusive right to use said UNIT and the non-exclusive right to use the real property referred to in subparagraph (a) of Parcel One and Parcels Two, Three, Three, and Four above during ONE "use week" within the winter "use season", as said quoted terms are defined in the Declaration of Restrictions, recorded September 17, 1982 as Document No. 71000 of said Official Records.

The above described exclusive and non-exclusive rights may be applied to any available unit in the project, during said use week within said season.

END OF EXHIBIT "A"