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05/14/2013 08:53 AM

OFFICIAL RECORDS

Requested By
QM RESORTS

DOUGLAS COUNTY RECORDERS
Karen Ellison - Recorder

Page: 1 of 3 Fee: \$ 16.00

Bk: 0513 Pg: 3389 RPTT \$ 5.85



Deputy: gb

A portion of APN #1319-30-542-004

When Recorded Return to:
The Ridge Sierra P.O.A.
515 Nichols Blvd.
Sparks, NV 89431

Mail Tax Statements to:
The Ridge Sierra
P.O. Box 859
Sparks, NV 89432

DEED UPON LIEN FORECLOSURE
(The Ridge Sierra)

THIS DEED UPON LIEN FORECLOSURE is made on March 25, 2013, by INTERVAL MANAGEMENT, INC., a Nevada corporation, as Agent for THE RIDGE SIERRA PROPERTY OWNERS ASSOCIATION, INC., a Nevada corporation, herein Grantor and THE RIDGE SIERRA PROPERTY OWNERS ASSOCIATION, INC., a Nevada corporation, herein Grantee.

Grantor, pursuant to its powers and authority provided by law and as set forth in the First Amended Restated Declaration of Time Share Restrictions recorded May 14, 1986, as Document No. 134786, and the Second Amended and Restated Declaration of Time Share Covenants, Conditions and Restrictions for THE RIDGE SIERRA, made by HARLESK MANAGEMENT, INC., a Nevada corporation, recorded August 5, 1988, in Official Records of Douglas County, Nevada, as Document No. 183661, and any modifications or amendments thereto, thereby establishing a lien against the herein described Time Share vested of record in KAREN KOEPLIN and PATRICIA LYNCH, which property is legally described on the EXHIBIT "A" attached hereto.

Grantor, or its predecessor in interest, caused a Notice of Default and Election to Sell under Assessment Lien to be recorded on October 01, 2012, as Document No. 0810017, in the Official Records of Douglas County, Nevada, and a Notice of Sale of the property was published in the Record-Courier, a newspaper of general circulation in Douglas County, Nevada, once a week for three consecutive weeks commencing February 17, 2013, and a copy of said Notice of Assessment Lien Sales was posted for not less than twenty (20) days in three or more places in the County where said sale was to be held and where said property is located.

EXHIBIT "A"
(Sierra 02-alternate) 02-009-02-74

A timeshare estate comprised of:

PARCEL 1: An undivided 1/102nd interest in and to that certain condominium estate described as follows:

- (A) An undivided 1/8th interest as tenants in common, in and to the Common Area of Lot 3 of Tahoe Village Unit No. 3, as shown on the map recorded December 27, 1983, as Document No. 93408, Official Records of Douglas County, State of Nevada, and as said Common Area is shown on the Record of Survey of Boundary Line Adjustment Map recorded April 21, 1986, as Document No. 133713, Official Records of Douglas County, State of Nevada
- (B) Unit No. A1 as shown and defined on said condominium map recorded as Document No. 93408, Official Records of Douglas County, State of Nevada.

PARCEL 2: A non-exclusive easement for ingress and egress and for the use and enjoyment and incidental purposes over, on and through the Common Area as set forth in said condominium map recorded as Document No. 93408, Official Records of Douglas County, State of Nevada, and as said Common Area is shown on the Record of Survey of Boundary Line Adjustment Map recorded as Document No. 133713, 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 "ALTERNATE USE WEEK" in ODD numbered years within the PRIME "use season" as that term is defined in the Second Amended and Restated Declaration of Timeshare Covenants, Conditions and Restrictions for the Ridge Sierra recorded as Document No. 183661, and as Amended by that certain Addendum recorded as Document No. 184444, 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 Sierra project during said "USE WEEK" in the above referenced "use season" as more fully set forth in the CC&R's.

A Portion of APN: 1319-30-542- 004

(Koeplin/Lynch