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Doc Number: **0824215**

05/24/2013 02:10 PM

OFFICIAL RECORDS

Requested By  
KINGSBURY CROSSING

APN#1318-26-101-006

✓ WHEN RECORDED MAIL TO:  
Kingsbury Crossing Owners Assoc.  
Attn: Jamie Ibarra  
4025 E La Palma Ave Ste 101  
Anaheim CA 92807

DOUGLAS COUNTY RECORDERS  
Karen Ellison - Recorder

Page: 1 Of 3 Fee: \$ 16.00  
Bk: 0513 Pg: 6618 RPTT \$ 1.95



Deputy ss

DOCUMENTARY TRANSFER TAX \$ \_\_\_\_\_

MAIL TAX STATEMENTS TO:  
Kingsbury Crossing Owners Assoc.  
133 Deer Run Road  
Stateline, NV 89449  
479920184  
4206-12

### QUITCLAIM DEED

For a valuable consideration, it is hereby acknowledged,

John M Sullivan and Carol J Sullivan, husband and wife as joint tenants hereinafter referred to as "Grantor(s)

do hereby REMISE, RELEASE AND FOREVER QUITCLAIM unto

Kingsbury Crossing Owners Association, 133 Deer Run Road, Stateline, NV 89449, hereinafter referred to as "Grantee(s)"

the interest in the real property located in the County of Douglas, State of Nevada, described on Exhibit "A" attached hereto and incorporated herein by this reference, hereinafter the Property.

Dated 5/13/13

John M Sullivan  
John M Sullivan

Carol J. Sullivan  
Carol J Sullivan

STATE OF NEW YORK  
:ss  
COUNTY OF ORANGE

On this 13<sup>th</sup> day of May 2013, before me, Elizabeth A. Reilly Notary Public in and for said state, personally appeared John M. Sullivan, 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 he/she executed the same in his/her authorized capacity and that by his/her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of New York that the foregoing is true and correct.

WITNESS my hand and official seal.

Signature Elizabeth A. Reilly

ELIZABETH A. REILLY  
Notary Public, State of New York  
No. 01RE6017338  
Qualified in Orange County  
Commission Expires December 14, 2014

STATE OF NEW YORK  
:ss  
COUNTY OF ORANGE

On this 13<sup>th</sup> day of May 2013, before me, Elizabeth A. Reilly Notary Public in and for said state, personally appeared Carol J. Sullivan, 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 he/she executed the same in his/her authorized capacity and that by his/her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of New York that the foregoing is true and correct.

WITNESS my hand and official seal.

Signature Elizabeth A. Reilly

ELIZABETH A. REILLY  
Notary Public, State of New York  
No. 01RE6017338  
Qualified in Orange County  
Commission Expires December 14, 2014

**KINGSBURY CROSSING  
EXHIBIT "A"**

**AN UNDIVIDED ONE THREE THOUSAND TWO HUNDRED and THIRTEENTH INTEREST 1/3213) as tenant in common of that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, being a portion of the North ½ of the Northwest ¼ of Section 26, Township 13 North, Range 18 East, M.D.B.&M. described as follows:**

**Parcel 3, as shown on that amended Parcel Map for John E. Michelsen and Walter Cox recorded February 3, 1981, in Book 281 of Official Records, at page 172, Douglas County, Nevada, as document No. 53178, said map being an amended map of Parcels 3 and 4 as shown on that certain map for John E. Michelsen and Walter Cox, recorded February 10, 1978, in Book 278 of Official Records, at page 591, Douglas County, Nevada, as Document No. 17578.**

**Excepting from the real property the exclusive right to use and occupy all of the Dwelling Units and Units as defined in the "Declaration of Timeshare Use" and subsequent amendments thereto as hereinafter referred to.**

**Also excepting from the real property and reserving to grantor, its successors and assigns, all those certain easements referred to in paragraphs 2.5, 2.6 and 2.7 of said Declaration of Timeshare Use and amendments thereto together with the right to grant said easements to others.**

**Together with the exclusive right to use and occupy a "Unit" as defined in the Declaration of Timeshare Use recorded February 16, 1983, in Book 283 at Page 1341 as Document No. 76233 of Official Records of the County of Douglas, State of Nevada and amendment to Declaration of Timeshare Use recorded April 20, 1983 in Book 483 at Page 1021, Official Records of Douglas County, Nevada as Document No. 78917, and second amendment to Declaration of Timeshare Use recorded July 20, 1983 in Book 783 of Official Records at Page 1688, Douglas County, Nevada as Document No 84425 and third amendment to Declaration of Timeshare Use recorded October 14, 1983 in Book 1083 at Page 2572, Official Records of Douglas County, Nevada, as Document No. 89535, ("Declaration"), during a "Use Period", within the HIGH season within the "Owner's Use Year", as defined in the Declaration, together with a nonexclusive right to use the common areas as defined in the Declaration.**

**Subject to all covenants, conditions, restrictions, limitations, easements, rights-of-way of record.**