

DOC # 831611  
10/03/2013 11:41AM Deputy: AR  
OFFICIAL RECORD  
Requested By:

APN: 1319-30-720-001 PTN

Recording requested by:  
Carol Osgood  
and when recorded mail to:  
Timeshare Closing Services, Inc.  
8545 Commodity Circle  
Orlando, FL 32819  
www.timeshareclosingservices.com  
Escrow # 67012011044A

VIN Douglas County - NV  
Karen Ellison - Recorder  
Page: 1 of 3 Fee: \$16.00  
BK-1013 PG-909 RPTT: EX#003



Mail Tax Statements To: Nixon Family Trust, LLC, 2 East Congress Street, Suite 900, Tucson, AZ 85701

Consideration: \$0

## **CORRECTIVE Grant, Bargain, Sale Deed**

THIS INDENTURE WITNESSETH: That for a valuable consideration, receipt of which is hereby acknowledged, Carol Osgood, Trustee of the Carol Osgood Family Trust, dated June 8, 1999, whose address is 2317 Vine Ave., Klamath Falls, Oregon 97601, "Grantor"

Does hereby GRANT, BARGAIN, SELL AND CONVEY to: Nixon Family Trust, LLC, a New Mexico Limited Liability Company, whose address is 2 East Congress Street, Suite 900, Tucson, AZ 85701, "Grantee"

The following real property located in the State of Nevada, County of Douglas, known as RidgeView, which is more particularly described in Exhibit "A" attached hereto and by this reference made a part hereof.

TO HAVE AND TO HOLD all and singular the premises, together with the appurtenances, unto the said Grantee and Grantee's assignees forever.

Document Date: 09/30/2013

**THIS IS A CORRECTIVE GRANT BARGAIN SALE DEED TO CORRECT THAT CERTAIN GRANT BARGAIN SALE DEED RECORDED IN DOUGLAS COUNTY, NV ON 7/5/11 AS DOCUMENT # 785911 WHEREIN THE USE WEEK WAS INCORRECT AND THE GRANTOR WAS INCORRECT**



IN WITNESS WHEREOF, the Grantor has executed this conveyance the day and year first below written.

[Signature]  
Heather Osgood  
Witness #1 Sign & Print Name:

[Signature]  
Carol Osgood, Trustee

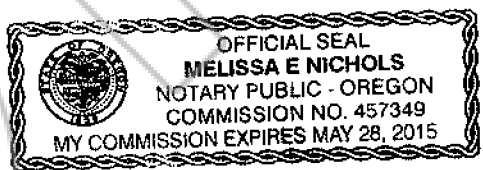
[Signature]  
Mike Richard  
Witness #2 Sign & Print Name:

STATE OF Oregon ) SS  
COUNTY OF Klamath

On Sept 30 2013, before me, the undersigned notary, personally appeared Carol Osgood, Trustee of the Carol Osgood Family Trust, dated June 8, 1999, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/ they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

SIGNATURE: [Signature]



My Commission Expires:

May 28, 2015



## Exhibit "A"

File number: 67012011044A

A timeshare estate comprised of:

Parcel 1: an undivided 1/51st interest in and to the certain condominium described as follows:

(a) An undivided 1/24th interest as tenants in common, in and to the Common Area of Lot 50, Tahoe Village, Unit No. 1. as designated on the Seventh Amended Map of Tahoe Village Unit No. 1. recorded on April 14, 1982, as Document No. 66828 Official Records of Douglas County, State of Nevada, and as said Common Area is shown on Record of Survey of boundary line adjustment map recorded March 4, 1985, in Book 385, Page 160, of Official Records of Douglas County, Nevada, as Document No. 114254.

(b) Unit No. 022 as shown and delined on said 7th Amended Map of Tahoe Village, Unit No. 1.

Parcel 2: a non-exclusive easement for ingress and egress and for use and enjoyment and incidental purpose over and on and through the Common Areas as set forth on said Ninth Amended Map of Tahoe Village, Unit No. 1, recorded on September 21, 1990, in Book 990, at Page 2906 as Document No. 235007, Official Records of Douglas County, State of Nevada.

Parcel 3: the exclusive right to use said unit and the non-exclusive right to use the real property referred to in subparagraph (a) of Parcel 1 and Parcel 2 above during on "use week" within the "Swing use season" as said quoted terms are defined in the Declaration of Conditions, Covenants and Restrictions, recorded on December 21, 1984, in Book 1284, Page 1993, as Document No. 111558 of said Official Records, and Amended by instrument recorded March 13, 1985, in Book 385, Page 961, of Official Records, as Document No. 114670. The above described exclusive and non-exclusive rights may be applied to any available unit in the project during said "use week" in said above mentioned use season.