

43 ✓ James J. Phillips, Esq.
PO Box 10005
Pleasanton, CA 94588-0005
1319-30-721-020ptn

Assessor's Parcel Number: _____

Recording Requested By:

Name: SYLVIA J. MULVIHILL

Address: 24834 St. Luke Court

City/State/Zip Hayward, CA 94541

Real Property Transfer Tax:

\$ 0.00

Doc Number: **0849434**

09/15/2014 09:55 AM

OFFICIAL RECORDS

Requested By:
LAW OFFICES OF JAMES J.
PHILLIPS

DOUGLAS COUNTY RECORDERS
Karen Ellison - Recorder

Page: 1 of 5 Fee: \$ 43.00

Bk: 0914 Pg: 2536 RPTT # 5



Deputy: sg

GRANT DEED

(Title of Document)

This page added to provide additional information required by NRS 111.312 Sections 1-2. (Additional recording fee applies)

This cover page must be typed or legibly hand printed.

RECORDING REQUESTED BY:
SYLVIA J. MULVIHILL

AND WHEN RECORDED MAIL TO:

LAW OFFICES OF JAMES J. PHILLIPS
A PROFESSIONAL CORPORATION
P.O. BOX 10005
PLEASANTON, CA 94588-0005

MAIL TAX STATEMENTS TO:

JEREMIAH F. MULVIHILL
THOMAS P. MULVIHILL
28655 Via Casalina Pkwy
Escalon, CA 95320

GRANT DEED

The undersigned Grantor declares under penalty of perjury that the following is true and correct:

THERE IS NO CONSIDERATION FOR THIS TRANSFER. The documentary transfer tax is \$0.
This is a transfer under §11930 of the Revenue and Taxation Code that is excluded from reappraisal under Proposition 13 as transfer is a gift from mother to sons, the grantees. Not pursuant to sale. No loans assumed.

GRANTOR: SYLVIA J. MULVIHILL, an unmarried woman

hereby GRANTS EQUALLY BETWEEN:

JEREMIAH F. MULVIHILL, an unmarried man; and

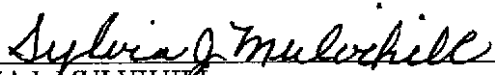
THOMAS P. MULVIHILL, a married man, as his separate property.

the following described real property in the City of STATELINE, County of DOUGLAS, State of NEVADA:

The Ridge Tahoe, Naegle Building, Swing Season, Week #31-099-26-92, Stateline, NV 89449.
(Please see Exhibits A & B attached hereto and by this reference made a part of hereof. Exhibit B is attached to more accurately describe the Timeshare Condominium Estate being conveyed.)
Together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

ASSESSOR PARCEL NUMBER: .1319-30-721-020ptn

DATED: May 7, 2014



SYLVIA J. MULVIHILL

GRANT DEED

ASSESSOR PARCEL NUMBER: A portion of 42-210-09

ACKNOWLEDGMENT

STATE OF CALIFORNIA
COUNTY OF ALAMEDA

On May 7, 2014, before me, James Jackson Phillips, a Notary Public, personally appeared SYLVIA J. MULVIHILL, 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 the entity upon behalf of which the person acted, executed the instrument.

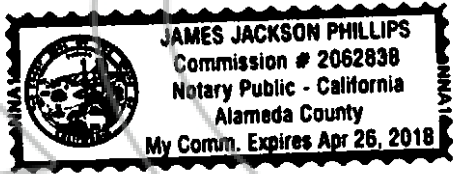
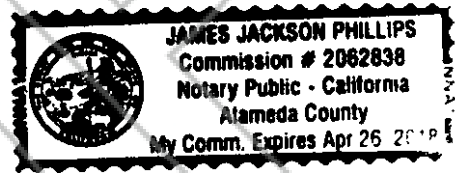
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing is true and correct.

WITNESS my hand and official seal.



JAMES JACKSON PHILLIPS
Notary Public

James Jackson Phillips
Alameda County
925/463-1980
Comm.# 2062838
Comm. Exp. April 26, 2018



Attorney File No. 2850

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, and Four above during ONE "use week" within the SPRING/FALL "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.

EXHIBIT "B" (31)

An undivided 1/51st interest as tenants in common in and to that certain real property and improvements as follows: (A) An undivided 1/20ths interest in and to Lot 31 as shown on Tahoe Village Unit No. 3-13th Amended Map, recorded December 31, 1991, as Document No. 268097, rerecorded as Document No. 269053, Official Records of Douglas County, State of Nevada, excepting therefrom Units 081 through 100 (inclusive) as shown on 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; and (B) Unit No. 099 as shown and defined on said last mentioned map as corrected by said Certificate of Amendment; together with those easements appurtenant thereto and such easements described in the Fourth Amended and Restated Declaration of Time Share Covenants, Conditions and Restrictions for The Ridge Tahoe recorded February 14, 1984, as Document No. 096758, as amended, and in the Declaration of Annexation of The Ridge Tahoe Phase II recorded February 14, 1984, as Document No. 096759, as amended by document recorded October 15, 1990, as Document No. 236690, and as described in The Recitation of Easements Affecting The Ridge Tahoe recorded February 24, 1992, as Document No. 271619, and subject to said Declarations; with the exclusive right to use said interest in Lots 31, 32 or 33 only, for one week each year in the Swing "Season" as defined in and in accordance with said Declarations.

A portion of APN: 1319-30-721-020 p+n