

PREPARED BY:
Donald Elrod
1 Newcastle Lane
Bella Vista, AR 72714

RECORDING REQUESTED BY

✓ AND WHEN RECORDED MAIL TO:
~~Donald L Elrod~~ JON + LISA AYTES
~~1 Newcastle Lane~~ 5001 WOODLAND WAY
~~Bella Vista, AR 72714~~ ANNANDALE, VA 22003

MAIL TAX STATEMENTS TO:
Ridge Tahoe
PO Box 5790
Stateline, NV 89449



KAREN ELLISON, RECORDER

E05

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

THIS QUITCLAIM DEED, made and entered into on the 29th day of October, 2014, between Donald L Elrod, whose address is 1 Newcastle Lane, Bella Vista, Arkansas 72714, and Joyce M Elrod, whose address is 1 Newcastle Lane, Bella Vista, Arkansas 72714, a married couple ("Grantors"), and Jon M Aytes, whose address is 5001 Woodland Way, Annandale, Virginia 22003, and Lisa M Aytes, whose address is 5001 Woodland Way, Annandale, Virginia 22003, a married couple ("Grantees").

For and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantors hereby Remise, Release, AND FOREVER Quitclaim to Grantees, as Joint Tenants with Right of Survivorship, the property located in Douglas County, Nevada, described as:

Timeshare Estate in a Condominium comprised of a Fee as to Parcel NO.1 and an easement as to Parcels 2 through 5.

Method of obtaining description: Found on Previously Recorded Deed

Being the same property conveyed in the County Register's General Warranty Deed, Book 983, Page 2391.

SUBJECT TO all, if any, valid easements, rights of way, covenants, conditions, reservations and restrictions of record.

Grantors grant all of the Grantors' rights, title and interest in and to all of the above described property and premises to the Grantees, and to the Grantees' heirs and assigns

forever in fee simple, so that neither Grantors nor Grantors' heirs legal representatives or assigns shall have, claim, or demand any right or title to the property, premises, or appurtenances, or any part thereof.

Tax/Parcel ID Number: 1319-30-722-007

IN WITNESS WHEREOF the Grantors have executed this deed on the 28th day of October, 20 14.

10-28-14
Date

[Signature] ~~TTCC~~
Donald L Elrod, Grantor

10-28-14
Date

[Signature] ~~TTCC~~
Joyce M Elrod, Grantor

State of Arkansas
County of Benton

This instrument was acknowledged before me on the 28 day of Oct, 20 14 by Diane Holmes

[Signature]
Notary Public Signature

Branch Manager
Title or Rank



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 32 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 101 to 120 Amended Map and as corrected by said Certificate of Amendment.
- (b) Unit No. 107 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 summer "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.

NOTE: For use with First Phase Deeds and Deeds of Trust on Lot 32.

SPACE BELOW FOR RECORDER'S USE

REQUESTED BY
STEWART TITLE OF NORTHERN NEVADA

IN OFFICIAL RECORDS OF
DOUGLAS CO. NEVADA

\$ 6.00 fee
1983 SEP 28 PH 1:48

SUZANNE BEAUDREAU
RECORDER

Suzanne
087737

BOOK 983 PAGE 2392

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 1319-30-722-007
- b) _____
- c) _____
- d) _____

2. Type of Property:

- a) Vacant Land
- b) Single Fam. Res.
- c) Condo/Twnhse
- d) 2-4 Plex
- e) Apt. Bldg
- f) Comm'l/Ind'l
- g) Agricultural
- h) Mobile Home
- Other Timeshare

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sales Price of Property \$ _____

Deed in Lieu of Foreclosure Only (value of property) (_____)

Transfer Tax Value: \$ _____

Real Property Transfer Tax Due \$ _____

4. If Exemption Claimed:

a. Transfer Tax Exemption per NRS 375.090, Section 5

b. Explain Reason for Exemption: Gift of the property to our son

5. Partial Interest: Percentage being transferred: _____ %

The undersigned declares and acknowledges, under penalty of perjury, pursuant to NRS 375.060 and NRS 375.110, that the information provided is correct to the best of their information and belief, and can be supported by documentation if called upon to substantiate the information provided herein. Furthermore, the parties agree that disallowance of any claimed exemption, or other determination of additional tax due, may result in a penalty of 10% of the tax due plus interest at 1% per month. Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature [Signature] TTEE Capacity Grantor / Owner

Signature Joyce Elrod TTEE Capacity Grantor / Owner

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Donald L. Elrod
Address: 1 Newcastle Lane
City: Bella Vista
State: AR Zip: 72714-6238

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Jon M. Aytes
Address: 5001 Woodland Way
City: Annandale
State: VA Zip: 22003-4162

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

Print Name: _____ Escrow #: _____
Address: _____
City: _____ State: _____ Zip: _____