

DOUGLAS COUNTY, NV

2014-853071

RPTT:\$1.95 Rec:\$16.00

\$17.95 Pgs=3

11/20/2014 01:54 PM

THE MID-WEST TRANSFER

KAREN ELLISON, RECORDER

THIS SPACE PROVIDED FOR RECORDER'S USE ONLY:

PARCEL NUMBER: 1319-30-712-001

WHEN RECORDED RETURN TO:

The Mid-West Transfer, LLC

1885 N. Hwy CC Ste. A

Nixa, Missouri, 65714

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## WARRANTY DEED

THE GRANTOR(S),

- Ronald Leon Oliver Sr & Mary A Oliver, Ronald Leon Oliver & Mary A Oliver, as Trustee(s), for and in consideration of: Five Hundred Dollars (\$500.00) and other good and valuable consideration grants, bargains, sells, conveys and warranties to the GRANTEE(S):

- Transfer For You LLC, Josh Ungaro, Agent, 402 B #112 W Mt Vernon St, Nixa, Christian County, Missouri, 65714,

the following described real estate, situated in Stateline, in the County of Douglas, State of Nevada:

(legal description): Ridge Pointe, Limited Partnership, a Nevada Limited Partnership, Beneficiary, which Deed of Trust was recorded in the office of the County Recorder of Douglas County, Nevada, on 10/7/1998 in book 1098 page 1144 as Instrument # 451173 more fully described as follows: At Ridge Pointe Tahoe Unit(s) 024 Week(s) 9 Usage Years Every Beneficiary hereby substitutes DIAMOND RESORTS RIDGE POINTE DEVELOPMENT, LLC, as Trustee in Lieu of the above named Trustee under said Deed of Trust. DIAMOND RESORTS RIDGE POINTE DEVELOPMENT, LLC, hereby accepts said appointment as Trustee under said Deed of Trust and, as successor Trustee, pursuant to the request of said Owner and Holder and in accordance with the provisions of said Deed of Trust does hereby reconvey without warranty to the person or persons legally entitled thereto, all estate now held by it under said Deed of Trust.

Description is as it appears in Document No. E 734233, Official Records, Douglas County, Nevada.

Subject to existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way and easements of record the grantor hereby covenants with the Grantee(s) that Grantor is lawfully seized in fee simple of the above granted premises and has good right to sell and convey the same; and that Grantor, his heirs, executors and administrators shall warrant and defend the title unto the Grantee, his heirs and assigns against all lawful claims whatsoever.

Tax Parcel Number: \_\_\_\_\_

Mail Tax Statements To:  
Transfer For You LLC  
402 B #112 W Mt Vernon St  
Nixa, Missouri 65714

In Witness Whereof, Grantors have set their hand hereto.

Ronald Leon Oliver Sr. Mary Anita Oliver  
Signature Signature

Ronald Leon Oliver Sr. Mary Anita Oliver  
Print Name Print Name

\_\_\_\_\_  
Witness Signature

\_\_\_\_\_  
Witness Signature

\_\_\_\_\_  
Witness Printed Name

\_\_\_\_\_  
Witness Printed Name

ALL CAPACITY ACKNOWLEDGMENT

STATE OF TEXAS

COUNTY OF Tarrant

On September 5, 2011 before me, Whitney Rougeau, Notary Public  
(Name and Title of the Officer)

Personally appeared Ronald Leon & Mary Anita Oliver

Who 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.

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

WITNESS my hand and official seal.  
Whitney Rougeau  
Signature of Officer



ATTENTION: NOTARY PUBLIC, PLACE YOUR STAMP IN A CLEAR AREA AND STAY INSIDE MARGINS

STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessor Parcel Number(s)  
 a. 1319-30-712-001  
 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 RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3.a. Total Value/Sales Price of Property \$ 500  
 b. Deed in Lieu of Foreclosure Only (value of property ( \_\_\_\_\_ )  
 c. Transfer Tax Value: \$ 500  
 d. Real Property Transfer Tax Due \$ 195

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption per NRS 375.090, Section \_\_\_\_\_  
 b. Explain Reason for Exemption: \_\_\_\_\_

5. Partial Interest: Percentage being transferred: 100 %

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 Ariell Amante Capacity: Agent  
 Signature \_\_\_\_\_ Capacity: \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
 (REQUIRED)  
 Print Name: Ronald Leon & Mary Oliver  
 Address: 5324 Furlson Oaks Dr.  
 City: Burleson  
 State: TX Zip: 76028

**BUYER (GRANTEE) INFORMATION**  
 (REQUIRED)  
 Print Name: Transfer For You, LLC  
 Address: 402 B #112 W. Mt. Vernon St.  
 City: Nixa  
 State: MO Zip: 65714

**COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)**  
 Print Name: The Mid-West Transfer Escrow # \_\_\_\_\_  
 Address: 1805 N. Hwy CC Ste. A  
 City: Nixa State: MO Zip: 65714