

15-

APN: Portion of 1319-15-000-025  
R.P.T.T. \$ 1.95

RECORDING REQUESTED BY  
TRADING PLACES INTERNATIONAL  
25510 COMMERCENTRE DR., SUITE 100  
LAKE FOREST, CA 92630



KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO  
AND MAIL TAX STATEMENTS TO  
TRADING PLACES INTERNATIONAL  
25510 COMMERCENTRE DR., SUITE 100  
LAKE FOREST, CA 92630

Owner number: 285286

### GRANT, BARGAIN & SALE DEED

THIS INDENTURE WITNESSETH: That **Walley's Property Owners Association, a Nevada non-profit corporation** for good and valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **1862, LLC**, all that real property situate in the County of **Douglas**, State of **Nevada**, bounded and described in Exhibit "A" attached thereto and made a part hereof;

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Witness our hand(s) this 1 day of December, 2014.

Walley's Property Owners Association, A Nevada non-profit corporation  
BY: Trading Places International, LLC  
ITS: Managing Agent

BY: Douglas L. Wilcox  
Douglas L. Wilcox  
ITS: Sr. Vice President of Resort Management

State of California) )SS.  
County of Orange)

On Dec. 2, 2014, before me, **P. A. Ciaccio**, Notary Public, personally appeared **Douglas L. Wilcox**, 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 executed the same in his authorized capacity, and that by his 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 paragraph is true and correct.

WITNESS my hand and official seal.  
Signature P.A. Ciaccio (Seal)

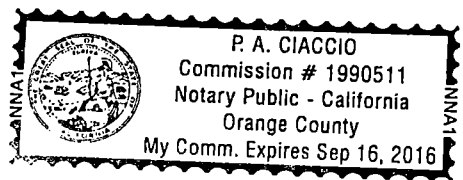


Exhibit "A"

LEGAL DESCRIPTION  
FOR DAVID WALLEY'S RESORT

The land referred to herein is situated in the

**STATE of Nevada**

**County of Douglas**

and is described as follows:

A Timeshare estate comprised of an undivided interest as tenants in common in and to that certain, real property and improvements as follows:

**An undivided 1/1071<sup>st</sup> interest** in and to all that real property situate in the County of Douglas, State of Nevada, described as follows:

**ADJUSTED PARCEL F:** A parcel of land located within a portion of the West one-half of the Northeast one-quarter (W1/2 NE ¼) of Section 22, Township 13 North, Range 19 East, Mount Diablo Meridian, more particularly described as follows:

Commencing as the one quarter corner common to Sections 15 and 22, T13N, R19E, M. D. M., a found 1985 BLM brass cap as shown on the Record of Survey prepared by David D. Winchell and recorded September 28, 1989 in the office of the Recorder, Douglas County, Nevada as Document No. 211937; thence South 57°32'32": East, 640.57 feet to POINT OF BEGINNING; thence North 80°00'00" East" 93.93 feet; then North 35°00'00" East 22.55 feet; then North 10°00'00" West 92.59 feet; thence North 80°00'00" East, 72.46 feet; thence South 10°00'00" East, 181.00 feet; thence South 80°00'00" West, 182.33 feet; thence North 10°00'00" West, 72.46 feet to the POINT OF BEGINNING.

(Reference is made to Record of Survey of Walley's Partners Ltd. Partnership, in the office of the County Recorder of Douglas County, Nevada, recorded September 17, 1998 in Book 998, at Page 3261, as Document No. 449576.)

Together with those easements appurtenant thereto and such easements and use rights described in the declaration of Time Share Covenants, Conditions and Restrictions for David Walley's Resort recorded September 23, 1998, as Document 0449993, and as amended by Document Nos. 0466255, 04852265, 0489957, 0509920 and 0521436, and subject to said Declaration; with the exclusive right to use said interest for one **Use Period** within a **TWO BEDROOM UNIT** each year in accordance with said Declaration.

Together with a perpetual non-exclusive easement for use and enjoyment in, to and throughout the Common Area and perpetual non-exclusive easement for parking and pedestrian and vehicular access, ingress and egress as set forth in Access Easement and Relocation recorded on May 26, 2006, in Book 0506 at Page 10729, as Document No 0676008, all of Official Records, Douglas County, Nevada.

Inventory No: 36021004360

Owner #285286

A Portion of APN: 1319-15-000-025

STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessor Parcel Number(s)  
 a) 1319-15-000-025  
 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  
 i)  Other Timeshare

FOR RECORDERS OPTIONAL USE ONLY	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

3. Total Value/Sales Price of Property: \$250.00  
 Deed in Lieu of Foreclosure Only (value of property) \_\_\_\_\_  
 Transfer Tax Value: \$ \_\_\_\_\_  
 Real Property Transfer Tax Due: \$1.95

4. If Exemption Claimed:  
 a. Transfer Tax Exemption per NRS 375.090, Section # \_\_\_\_\_  
 b. Explain Reason for Exemption: \_\_\_\_\_

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 Douglas LeBlanc Capacity Agent

Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION  
(REQUIRED)**

Walley's Property Owners Association

Print Name: \_\_\_\_\_  
 Address: 25510 Commercentre, #100  
 City: Lake Forest  
 State: CA Zip: 92630

**BUYER (GRANTEE) INFORMATION  
(REQUIRED)**

1862, LLC

Print Name: \_\_\_\_\_  
 Address: 3179 N. Gretna Road  
 City: Branson  
 State: MO Zip: 65616

**COMPANY/PERSON REQUESTING RECORDING**

(required if not the seller or buyer)

Print Name: Linda Rawson Escrow # \_\_\_\_\_ OWNER # \_\_\_\_\_  
 Address: 25510 Commercentre, #100  
 City: Lake Forest State: CA Zip: 92630

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)