

DOUGLAS COUNTY, NV

2014-854250

RPTT:\$1.95 Rec:\$18.00

\$19.95 Pgs=5

12/12/2014 09:14 AM

ALLSTATE TIMESHARE SERVICES

KAREN ELLISON, RECORDER

APN: 1319-30-644-043

RECORD AND REQUESTED BY:
ALLSTATE TIMESHARE SERVICES, LLC
745 N. Gilbert Road Ste 124-199
GILBERT, AZ 85234
File No. 20141285

MAIL TAX STATEMENT TO
DONALD N KREYMER
423 E. CALLE BONITA
SANTA MARIA, CA. 93445

R.P.P.T 1.95

GRANT BARGAIN AND SALE DEED

Assessor's parcel No. 1319-30-644-043

AFTER RECORDING RETURN TO:
ALLSTATE TIMESHARE SERVICES, LLC
745 N. GILBERT ROAD STE 124-199
GILBERT, AZ 85234
File No. 20141285

MAIL TAX STATEMENTS TO:
DONALD N KREYMER
423 E. CALLE BONITA
SANTA MARIA, CA. 93445

Interval No. 3707635A

RPPT. 1.95

GRANT, BARGAIN & SALE DEED

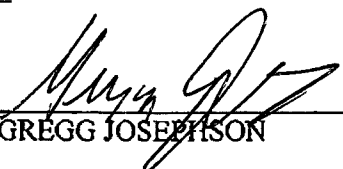
THIS INDENTURE made and entered into on this *6* day of *December*, 2014, by and between **GREGG JOSEPHSON AND HELAINE JOSEPHSON, HUSBAND AND WIFE AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP**, a mailing address of 1992 UNIVERSITY PARK DRIVE, SACRAMENTO, CA. 95825 hereinafter referred to as Grantor(s) and **DONALD N. KREYMER, AS TRUSTEE OF THE DONALD NEAL KREYMER AND MARY E KREYMER LIVING TRUST DATED JUNE 19, 1998**, a mailing address of 423 E. CALLE BONITA, SANTA MARIA, CA. 93445 hereinafter referred to as Grantee(s).

WITNESSETH: That the said Grantors, for and in consideration of the sum of TEN AND 00/100 (\$10.00) DOLLARS, cash in hand paid, the receipt of which is hereby acknowledged, have this day granted, bargained, sold, and conveyed and do by these presents, grant, bargain, sell, and convey unto the said Grantees the following described time-share estate located in DOUGLAS County, NEVADA:

SEE ATTACHED EXHIBIT "A" FOR LEGAL DESCRIPTION.

Assessor's parcel No. 1319-30-644-043

IN WITNESS WHEREOF, the said Grantor has hereunto set his hand and seal on this 6th day of December, 2014.

BY 
GREGG JOSEPHSON

BY 
HELAINÉ JOSEPHSON

A notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of the document.

State of California)
County of Sacramento

On 6th day of December 2014, before me, Christine Shimada, Notary Public, personally appeared Gregg Josephson & Helaine Josephson, 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 California that the foregoing paragraph is true and correct

WITNESS my hand and official seal.

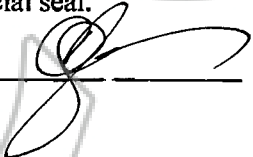
Signature _____  (Seal)
(SEAL)



EXHIBIT A
LEGAL DESCRIPTION

ALL THAT REAL PROPERTY SITUATED IN THE COUNTY OF DOUGLAS, STATE OF NEVADA,
BOUNDED AND DESCRIBED AS FOLLOWS:

PARCEL 1:

AN UNDIVIDED 1/51ST INTEREST IN AND TO THAT CERTAIN CONDOMINIUM AS FOLLOWS:

(A) AN UNDIVIDED 1/20TH INTEREST AS TENANTS-IN-COMMON, IN AND TO LOT 37 OF TAHOE VILLAGE UNIT NO. 3 AS SHOWN ON THE TENTH AMENDED MAP, RECORDED SEPTEMBER 21, 1990 AS DOCUMENT NO. 235008 OF OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA. EXCEPTING THEREFROM UNITS 081 TO 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, ALL OF OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA.

(B) UNIT NO. 076 AS SHOWN AND DEFINED ON SAID LAST MENTIONED MAP AS CORRECTED BY SAID CERTIFICATE OF AMENDMENT.

PARCEL 2:

(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.B.&M.; AND

(B) AN EASEMENT FOR INGRESS, EGRESS AND PUBLIC UTILITY PURPOSES, 32' WIDE, THE CENTERLINE OF WHICH IS SHOWN AND DESCRIBED ON THE SEVENTH AMENDED MAP OF TAHOE VILLAGE NO. 3, RECORDED APRIL 9, 1986, AS DOCUMENT NO. 133178 OF OFFICIAL RECORDS, DOUGLAS COUNTY, STATE OF NEVADA.

PARCEL 3:

A NON-EXCLUSIVE RIGHT TO USE THE REAL PROPERTY KNOWN AS "COMMON AREA" AS SHOWN ON TAHOE VILLAGE UNIT NO. 3-10TH AMENDED MAP, RECORDED SEPTEMBER 21, 1990 AS DOCUMENT NO. 235008 OF THE DOUGLAS COUNTY RECORDER'S OFFICE, DOUGLAS COUNTY, NEVADA, WITHIN SECTION 30, TOWNSHIP 13 NORTH, RANGE 19 EAST, M.D.B.&M. FOR ALL THOSE PURPOSES PROVIDED FOR IN A DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS RECORDED JANUARY 11, 1973, AS DOCUMENT NO. 63681, IN BOOK 173 PAGE 229 OF OFFICIAL RECORDS AND IN MODIFICATIONS THEREOF;

(1) RECORDED SEPTEMBER 28, 1978, AS DOCUMENT NO. 69063 IN BOOK 973 PAGE 812 OF OFFICIAL RECORDS;

(2) RECORDED JULY 2, 1976 AS DOCUMENT NO. 172 IN BOOK 776, PAGE 87 OF OFFICIAL RECORDS;
AND

(3) RECORDED JULY 26, 1989, AS DOCUMENT NO. 207446, IN BOOK 789, PAGE 3011.

PARCEL FOUR:

A NON-EXCLUSIVE EASEMENT FOR INGRESS AND EGRESS AND RECREATIONAL PURPOSES AND FOR THE USE AND ENJOYMENT AND INCIDENTAL PURPOSES OVER, ON AND THROUGH LOTS 29, 30, 35, 39, 40, AND 41 AS SHOWN ON TAHOE VILLAGE UNIT NO. 3-10TH AMENDED MAP, RECORDED SEPTEMBER 21, 1990, AS DOCUMENT NO. 235008 OF THE DOUGLAS COUNTY RECORDER'S OFFICE, DOUGLAS COUNTY, NEVADA WITHIN SECTION 30, TOWNSHIP 13 NORTH, RANGE 19 EAST M.D.B.&M. FOR ALL THOSE PURPOSES PROVIDED FOR IN THE FOURTH AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS, RECORDED FEBRUARY 14, 1984, AS DOCUMENT NO. 96758 AS AMENDED FROM TIME TO TIME OF OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA.

PARCEL FIVE:

THE EXCLUSIVE RIGHT TO USE ANY UNIT OF THE SAME UNIT TYPE AS DESCRIBED IN THE AMENDED DECLARATION OF ANNEXATION OF THE RIDGE TAHOE PHASE FIVE RECORDED ON AUGUST 18, 1988, AS DOCUMENT NO. 184464 OF OFFICIAL RECORDS OF DOUGLAS COUNTY, IN WHICH AN INTEREST IS HEREBY CONVEYED IN SUBPARAGRAPH (B) OF PARCEL ONE, 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 FOR ALL OF THE PURPOSES PROVIDED FOR IN THE FOURTH AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS OF THE RIDGE TAHOE, RECORDED FEBRUARY 14, 1984, AS DOCUMENT NO. 96758 OF OFFICIAL RECORDS OF DOUGLAS COUNTY, DURING ONE USE WEEK WITHIN THE "PRIME SEASON", AS SAID QUOTED TERM IS DEFINED IN THE AMENDED DECLARATION OF ANNEXATION OF THE RIDGE TAHOE PHASE FIVE.

THE ABOVE DESCRIBED EXCLUSIVE RIGHTS MAY BE APPLIED TO ANY AVAILABLE UNIT OF THE SAME UNIT TYPE ON LOT 37 DURING SAID UNIT WEEK WITHIN SAID "USE SEASON".

TOGETHER WITH ALL AND SINGULAR THE TENANTS, HEREDITAMENTS AND APPURTENANCES THEREUNTO BELONGING OR IN ANYWISE APPERTAINING, AND ANY REVISIONS, REMAINDERS, RENTS, ISSUES OF PROFITS THEREOF;

SUBJECT TO ANY AND ALL MATTERS OF RECORD, INCLUDING TAXES, ASSESSMENTS, EASEMENTS, OIL AND MINERAL RESERVATION AND LEASES, IF ANY, RIGHTS OF WAY, AGREEMENTS AND THE FOURTH AMENDED AND RESTATED DECLARATION OF TIMESHARE COVENANTS, CONDITIONS AND RESTRICTIONS DATED JANUARY 30, 1984 AND RECORDED FEBRUARY 14, 1984, AS DOCUMENT NO. 96758, BOOK 284, PAGE 5202, OFFICIAL RECORDS OF DOUGLAS COUNTY, NEVADA, AS AMENDED FROM TIME TO TIME, AND WHICH DECLARATION IS INCORPORATED HEREIN BY THIS REFERENCE AS IF THE SAME WERE FULLY SET FORTH HEREIN.

APN: 1319-30-644-043

PROPERTY COMMONLY KNOWN AS: 400 RIDGE CLUB DRIVE, STATELINE, NV 89449

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1319-30-644-043
 b. _____
 c. _____
 d. _____

2. Type of Property:
 a. Vacant Land b. Single Fam. Res. **FOR RECORDER'S OPTIONAL USE ONLY**
 c. Condo/Twnhse d. 2-4 Plex Book: _____ Page: _____
 e. Apt. Bldg f. Comm'l/Ind'l Date of Recording: _____
 g. Agricultural h. Mobile Home Notes: _____
 Other TIMESHARE

3. a. Total Value/Sales Price of Property \$ 500.00
 b. Deed in Lieu of Foreclosure Only (value of property) (_____)
 c. Transfer Tax Value: \$ 500.00
 d. 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: 100.00 %
 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 _____ Capacity AUTHO AGENT
 Signature _____ Capacity AUTHO AGENT

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: GREGG AND HELAINE JOSEPHSON
 Address: 1992 UNIVERSITY PARK DRIVE
 City: SACRAMENTO
 State: CA Zip: 95825

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: DONALD N KREYMER, TRUST
 Address: 423 E. CALLE BONITA
 City: SANTA MARIA
 State: CA Zip: 93445

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: ALLSTATE TIMESHARE SERVICES Escrow #: 20141285
 Address: 745 N GILBERT ROAD ATE 124-199
 City: GILBERT State: AZ Zip: 85234

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED