

APN: 1319-30-724-001

Prepared By and Return To:
Resort Closings, Inc.
(Without Title Examination)
3701 Trakker Trail Suite 2J
Bozeman, MT 59718
Escrow # 50831

Mail Tax Statement To:
THE RIDGE TAHOE
400 Ridge Club Drive
Stateline, NV 89449

DOUGLAS COUNTY, NV
RPTT:\$3.90 Rec:\$16.00
\$19.90 Pgs=3
RESORT CLOSINGS, INC.
KAREN ELLISON, RECORDER

2015-855653

01/14/2015 12:38 PM

GRANT DEED

THIS DEED shall operate to perform the transfer of title from PAUL J. VAN HELDEN, ("Grantor(s)") to JASON D. CROWSON and JENNIFER T. CROWSON, husband and wife, Community Property with the Right of Survivorship, whose address is 4801 Cameron Road, Cameron Park, CA 95682 ("Grantee(s)");

WITNESS, that the Grantor(s), for and in consideration of SIX HUNDRED AND SIXTY AND 00/100 (\$660.00) DOLLARS the receipt and sufficiency of which is hereby acknowledged does grant, bargain, sell, convey, and confirm unto the Grantee(s), its successors and assigns forever, all the real property, together with improvements, if any, situate, lying, and being in the COUNTY OF DOUGLAS and the STATE OF NEVADA, described as follows:

"SEE ATTACHED EXHIBIT A"

TOGETHER, with all the singular, the hereditaments and appurtenances thereunto belong, or in anywise appertaining, the reversion or reversions, remainder or remainders, rents, issues, and profits thereof, and all the estate, right, title interest, claim, and demand whatsoever of the Grantor(s), either in laws or equity of, in and to the above bargained premises, with the hereditaments and appurtenances; and

SUBJECT TO taxes and special assessments for the current year and subsequent years and easements, covenants, conditions, and restrictions of record;

TO HAVE AND TO HOLD the same in fee simple forever.

AND the Grantor(s) hereby covenants with said Grantee(s) that the Grantor(s) is lawfully seized of said land in fee simple; that the Grantor(s) has/have good right and lawfully authority to sell and convey said land; that the Grantor(s) hereby fully warrant; the title to said land and will defend the same against the lawful claims of all persons whomsoever;

IN WITNESS WHEREOF, the Grantor(s) have/has caused this deed to be executed on:

DATE: 12/15/2014

GRANTOR(S):

PAUL J. VAN HELDEN

Signed, Sealed and Delivered in the Presence Of:

STATE OF: FL

COUNTY OF: Sarasota

THE 15 DAY OF Dec, 2014, PAUL J. VAN HELDEN, personally appeared before me and acknowledged the foregoing instrument to be his/her/their voluntary act and deed.

WITNESS my hand and official seal:

Press Notarial Seal or Stamp Clearly and Firmly

Signature:

Printed Name: NICOLE DIBIASE

A Notary Public in and for said State

My Commission Expires: 11.15.18

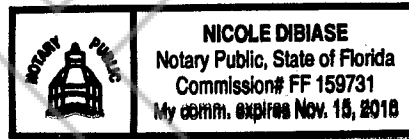


EXHIBIT "A"

A TIMESHARE ESTATE COMPRISED OF:

Parcel One:

An undivided 1/51st interest in and to that certain condominium described as follows:

- (a) An undivided 1/38th interest, as tenants-in-common, in and to Lot 34 of Tahoe Village Unit No. 3, as shown on the Eight Amended Map recorded as Document No. 156903, Official records of Douglas County, State of Nevada, Except therefrom Units 001 through 038 as shown and defined on that certain Condominium Plan recorded June 22, 1987 as Document No. 156903, Official Records of Douglas County, Nevada.
- (b) Unit No. 010 as shown and defined on said Condominium Plan.

Parcel Two:

A non-exclusive right to use the real property know 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 and for the 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, Seventh Amended Map, recorded April 9, 1986 as Document No. 133178 of Official Records of Douglas County, State of Nevada 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 of Official Records of Douglas County, State of Nevada.

Parcel Four:

- (a) A non-exclusive easement for roadway and public utility purpose 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, -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 April 9, 1986, as Document No. 133178 of Official Records, Douglas County, State of Nevada.

Parcel Five:

The Exclusive right to use a unit of the same Unit Type as described in the Amended Declaration of Annexation of Phase Three Establishing Phase Four, recorded on June 22, 1987, as Document No. 156904 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 Phase Three Establishing Phase Four.

The above described exclusive and non-exclusive rights may be applied to any available unit of the same Unit Type on Lot 34 during said use week within said "use season".

A Portion of APN: 42-261-10

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1319-30-724-001
 b. _____
 c. _____
 d. _____

2. Type of Property:
- | | | | | |
|-------------------------------------|-----------------|-----------------------------|------------------|----------------------------------|
| a. <input type="checkbox"/> | Vacant Land | b. <input type="checkbox"/> | Single Fam. Res. | FOR RECORDER'S OPTIONAL USE ONLY |
| c. <input type="checkbox"/> | Condo/Twnhse | d. <input type="checkbox"/> | 2-4 Plex | Book: _____ Page: _____ |
| e. <input type="checkbox"/> | Apt. Bldg | f. <input type="checkbox"/> | Comm'l/Ind'l | Date of Recording: _____ |
| g. <input type="checkbox"/> | Agricultural | h. <input type="checkbox"/> | Mobile Home | Notes: _____ |
| <input checked="" type="checkbox"/> | Other Timeshare | | | |

3. a. Total Value/Sales Price of Property \$ 660.00
 b. Deed in Lieu of Foreclosure Only (value of property) ()
 c. Transfer Tax Value: \$ 660.00
 d. Real Property Transfer Tax Due \$ 3.90

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 *Paul J. Van Helden* Capacity Agent
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Paul J. Van Helden
 Address: 4883 Greymoss Lane
 City: Sarasota
 State: FL Zip: 34233

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Jason D. Crowson
 Address: 4801 Cameron Road
 City: Cameron Park
 State: CA Zip: 95682

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: Resort Closings, Inc Escrow #: 50831
 Address: 3701 Trakker Trail, Sutie 2J
 City: Bozeman State: MT Zip: 59718

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED