

Assessor's Parcel Number: 1319-30-643-039

Recording Requested By:

Name: Keith & Dora Matsumura

Address: 3161 Ala Ilima St., #1214

City/State/Zip Honolulu, HI. 96818

Real Property Transfer Tax:

\$ 0



00008470201508572830060067

KAREN ELLISON, RECORDER

Grant, Bargain, Sale Deed

(Title of Document)

This page added to provide additional information required by NRS 111.312 Sections 1-2. (Additional recording fee applies)

*This cover page must be typed or legibly hand printed.*

A.P.N. # A ptn of 1319-30-643-039

R.P.T.T. \$ Ø

Escrow No. n/a

Recording Requested by:

Keith Y Matsumura & Dora M. Matsumura

MAIL TAX STATEMENTS TO:

WHEN RECORDED MAIL TO:

Keith Y Matsumura & Dora M. Matsumura

3161 Ala Ilima Street, #1214

Honolulu, Hawaii 96818

**GRANT, BARGAIN, SALE DEED**

THIS INDENTURE WITNESSETH: That **DORA M. MATSUMURA**, Trustee of the **LIVING TRUST OF KEITH Y. MATSUMURA and DORA M. MATSUMURA**, dated April 7, 1993 and **EVELYN N. MONDEN**, in consideration of \$10.00, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to **BRENNON THOMAS MORIOKA and JEANINE SHIGENO HOKUONALANI YOSHIDA MORIOKA**, Trustees of the **BRENNON THOMAS MORIOKA TRUST** dated August 16, 2005, as to an undivided 1/2 interest and **JOYCE SETSUKO YUEN**, unmarried, as to an undivided 1/2 interest, and to the heirs and assigns of such Grantees forever, all that real property situated in the unincorporated area, County of Douglas, State of Nevada, bounded and described as:

The Ridge Tahoe, Terrace Building, Even Year Use, Week #28-032-02-81, Stateline, NV 89449. See Exhibit 'A' attached here to and by this reference made a part hereof.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

*Dora M. Matsumura, Trustee*  
Dora M. Matsumura, Trustee

*Evelyn N. Monden*  
Evelyn N. Monden

STATE OF HAWAII )  
 )  
CITY AND COUNTY OF HONOLULU ) SS.

On this 13<sup>th</sup> day of January, 2014, before me personally appeared <sup>152 N.P.</sup> **Dora M. Matsumura**, as Trustee aforesaid, to me known to be the person described in and who executed the foregoing instrument and acknowledged that she executed the same as the free act and deed as such Trustee.



*[Signature]*

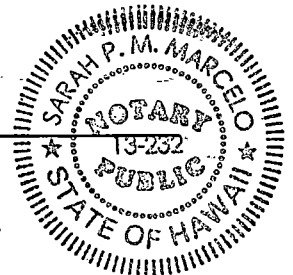
Sarah P. M. Marcelo  
Notary Public, State of Hawaii  
My commission expires: JUL 14 2017

Doc. Description: Grant, Bargain, Sale  
Deed  
Doc. Date undated No. Pages: Three  
*[Signature]* First  
Notary Printed Name Jud. Circuit  
Sarah P. M. Marcelo



STATE OF HAWAII )  
 )  
CITY AND COUNTY OF HONOLULU ) SS.

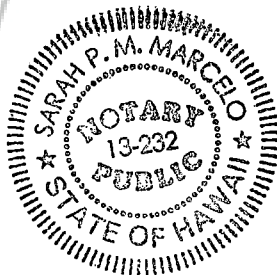
On this 13<sup>th</sup> day of January, 2014, before me personally appeared <sup>152 N.P.</sup> **Evelyn N. Monden**, to me known to be the person described in and who executed the foregoing instrument and acknowledged that she executed the same as her free act and deed.



*[Signature]*

Sarah P. M. Marcelo  
Notary Public, State of Hawaii  
My commission expires: JUL 14 2017

Doc. Description: Grant, Bargain, Sale  
Deed  
Doc. Date undated No. Pages: Three  
*[Signature]* First  
Notary Printed Name Jud. Circuit  
Sarah P. M. Marcelo



**EXHIBIT "A"**

(28)

An undivided 1/102nd interest as tenants in common in and to that certain real property and improvements as follows: (A) An undivided 1/50th interest in and to Lot 28 as shown on Tahoe Village Unit No. 3 - 13th Amended Map, recorded December 31, 1991, as Document No. 268097, re-recorded as Document No. 269053, Official Records of Douglas County, State of Nevada, excepting therefrom Units 1 through 50 (inclusive) as shown on said map; and (B) Unit No. 032 as shown and defined on said map; together with those easements appurtenant thereto and such easements described in the Fourth Amended and Restated Declaration of Tune Share Covenants, Conditions and Restrictions for The Ridge Tahoe recorded February 14, 1984, as Document No. 096758, as amended, and in the Declaration of Annexation of The Ridge Tahoe Phase Six, recorded December 18, 1990, as Document No. 241238, as amended by Amended Declaration of Annexation of The Ridge Tahoe Phase Six, recorded February 25, 1992, as Document No. 271727, and as described in the Recitation of Easements Affecting the Ridge Tahoe recorded February 24, 1992, as Document No. 271619, and subject to said Declarations; with the exclusive right to use said interest in the same unit type conveyed, in Lot 28 only, for one week every other year in Even -numbered years in accordance with said Declarations.

A Portion of APN: 1319-30-643-039

**STATE OF NEVADA  
DECLARATION OF VALUE**

**1. Assessor Parcel Number(s)**

- a. A ptn of 1319-30-643-039
- 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

<b>FOR RECORDERS OPTIONAL USE ONLY</b>	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3.a. Total Value/Sales Price of Property \$ 10.00
- b. Deed in Lieu of Foreclosure Only (value of property ( \_\_\_\_\_ )
- c. Transfer Tax Value: \$ 10.00
- d. Real Property Transfer Tax Due \$ 0.00

**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 SEE PAGE 2 of 2 Capacity: SEE PAGE 2 of 2

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

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

Print Name: SEE PAGE 2 OF 2  
Address: \_\_\_\_\_  
City: \_\_\_\_\_  
State: \_\_\_\_\_ Zip: \_\_\_\_\_

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

Print Name: SEE PAGE 2 OF 2  
Address: \_\_\_\_\_  
City: \_\_\_\_\_  
State: \_\_\_\_\_ Zip: \_\_\_\_\_

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

Print Name: \_\_\_\_\_ Escrow # \_\_\_\_\_  
Address: \_\_\_\_\_  
City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

**STATE OF NEVADA  
DECLARATION OF VALUE  
PAGE 2 OF 2**

Assessor Parcel Number(2)

a. A ptn of 1319-30-643-039

Signature *Dora M. Matsumura* Capacity: Grantor  
Signature *Evelyn N. Monden* Capacity: Grantor  
Signature *Joyce Setsuko Yuen* Capacity: Grantee  
Signature *Brennon Morioka* Capacity: Grantee  
Signature *Jeanine Morioka* Capacity: Grantee

**SELLER (GRANTOR) INFORMATION**

Print Name: Dora M Matsumura, Trustee  
Address: 3161 Ala Ilima Street #1214  
Honolulu, HI 96818

Print Name: Evelyn N. Monden  
Address: 47-380 Hui Koloa Place  
Kahaluu, HI 96744

**BUYER (GRANTEE) INFORMATION**

Print Name: Brennon Morioka, Trustee  
Address: 44-702 NANAMOANA PL  
KANEHE HI 96744

Print Name: Jeanine Morioka, Trustee  
Address: 44-702 NANAMOANA PL  
KANEHE HI 96744

Print Name: Joyce Setsuko Yuen  
Address: 1229 Alani Street  
Honolulu, HI 96817