

DOUGLAS COUNTY, NV

2015-858109

RPTT:\$1.95 Rec:\$16.00

\$17.95 Pgs=3

03/10/2015 10:59 AM

TIMESHARE CLOSING SERVICES

KAREN ELLISON, RECORDER

APN: 1319-30-721-004 PTN

Recording requested by:
JOSEPH E. OROPEZA
and when recorded mail to:
Timeshare Closing Services, Inc.
8545 Commodity Circle
Orlando, FL 32819
www.timeshareclosingservices.com
Escrow # 67102214032A

Mail Tax Statements To: ZIMMERMAN FAMILY VACATIONS, LLC, 123 West 1st Street,
Suite 675, Casper, Wyoming 82601
Unit 084, Week 05
Consideration: \$ 505.00

Grant, Bargain, Sale Deed

THIS INDENTURE WITNESSETH: That for a valuable consideration, receipt of which is hereby acknowledged, JOSEPH E. OROPEZA and ANHELA F. OROPEZA, as Co-Trustees for the OROPEZA 2005 LIVING TRUST dated September 6, 2005, whose address is 987 Pinewood Drive, San Jose, California 95129, "Grantor"

Does hereby GRANT, BARGAIN, SELL AND CONVEY to: ZIMMERMAN FAMILY VACATIONS, LLC, a Wyoming Limited Liability Company, whose address is 123 West 1st Street, Suite 675, Casper, Wyoming 82601, "Grantee"

The following real property located in the State of Nevada, County of Douglas, known as Tahoe Village, which is more particularly described in Exhibit "A" attached hereto and by this reference made a part hereof.

TO HAVE AND TO HOLD all and singular the premises, together with the appurtenances, unto the said Grantee and Grantee's assignees forever.

Document Date: 12-1-14

IN WITNESS WHEREOF, the Grantor has executed this conveyance the day and year first below written.

Geraldine King
Witness #1 Sign & Print Name:

Joseph E. Oropeza
JOSEPH E. OROPEZA, Co-Trustee

Martino T. Amad
Witness #2 Sign & Print Name:

Anhela F. Oropeza
ANHELA F. OROPEZA, Co-Trustee

STATE OF California
COUNTY OF Santa Clara

On December 1st 2014, before me, the undersigned notary, personally appeared, JOSEPH E. OROPEZA and ANHELA F. OROPEZA, as Co-Trustees fo the OROPEZA 2005 LIVING TRUST dated September 6, 2005, personally known to me (or 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.

WITNESS my hand and official seal.

SIGNATURE: Nichelle Russien

My Commission Expires: July 14, 2016

State of California, County of Santa Clara
On December 1st 2014 before me, Nichelle Russien
Notary Public, personally appeared Joseph E. Oropeza and Anhela F. Oropeza
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. Nichelle Russien

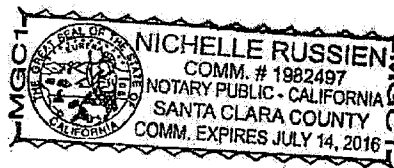


Exhibit "A"

File number: 67102214032

TOGETHER with the tenements, hereditaments and appurtenances thereunto belonging or appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

A Timeshare Estate comprised of:

PARCEL ONE:

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 31 of 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. Except therefrom Units 81 to 100 Amended Map and as corrected by said Certificate of Amendment.

(b) Unit No. 084 as shown and defined on said last mentioned map as corrected by said Certificate of Amendment.

PARCEL TWO:

A non-exclusive right to use the real property known 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 the modifications 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 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, Fifth Amended Map and as corrected by said Certificate of Amendment.

PARCEL FOUR:

(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.M. -and-

(b) An easement for ingress, egress and public utility purposes, 32' wide, the centerline of which is shown and described on the 5th Amended Map of Tahoe Village No. 3, recorded October 29, 1981, as Document No. 61612 and amended by Certificate of Amendment recorded November 23, 1981 as document No. 62661, Official Records, Douglas County, State of Nevada.

PARCEL FIVE:

The exclusive right to use a UNIT 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 during ONE "use week" within the SUMMER "use season", as said quoted terms are defined in the Declaration of Restrictions, recorded September 17, 1982 as Document No. 71000 of said Official Records. The above described exclusive and non exclusive rights may be applied to any available unit in the project, during said use week within the said season.

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a. 1319-30-721-004 PTN
- 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 \$ 500.00
 b. Deed in Lieu of Foreclosure Only (value of property) (0.00)
 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 AGENT
 Signature  Capacity AGENT

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: OROPEZA 2005 LIVING TRUST
 Address: 987 PINEWOD DR
 City: SAN JOSE
 State: CA Zip: 95129

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Zimmerman Family Vacations LLC
 Address: 123 W 1st ST suite 675
 City: Casper
 State: WY Zip: 82601

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: TIMESHARE CLOSING SERVICES Escrow #: 67102214032
 Address: 8545 COMMODITY CIRCLE
 City: ORLANDO State: FL Zip: 32819

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED