

DOUGLAS COUNTY, NV

2015-858274

RPTT:\$1.95 Rec:\$17.00

\$18.95 Pgs=4

03/13/2015 10:58 AM

TIMESHARE RECYCLERS, LLC

KAREN ELLISON, RECORDER

Recording Requested By:
Mike Wall
Gabrielle S Mettler

Return this recorded deed to:
Rodriguez Family LLC
1712 Pioneer Ave Ste 1845
Cheyenne, WY 82001

Mail Tax Statements to:
Rodriguez Family LLC
1712 Pioneer Ave Ste 1845
Cheyenne, WY 82001

(for county recorder use only)

QUIT CLAIM DEED

APN: # 42-284-09

This QUIT CLAIM DEED, Executed this 9 day of January, 2015, by the Grantor, **Mike Wall and Gabrielle S Mettler, husband and wife as joint tenants with right of survivorship** whose mailing address is 109E 17th St Suite #4830 Cheyenne, WY 82001 to the Grantee, **Rodriguez Family LLC** whose mailing address is 1712 Pioneer Ave Ste #1845 Cheyenne WY 82001.

WITNESSETH: That the said Grantor, in consideration of the Sum of Five Hundred Dollars (\$500.00) and other valuable consideration to its paid by Grantee, the receipt of which is hereby acknowledged, does hereby remise, release and quit-claim unto the said Grantee forever, all the right, title, interest, claim and demand which the said Grantor has in and to the following described lot, piece or parcel land, situate, lying and being in the **County of Douglas, State of Nevada** to wit:

See attached Exhibit "A"

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate right, title, interest, lien, equity and claim whatsoever for the said Grantee, either in law or equity to the only proper use, benefit and behoof of the said Grantor forever.

IN WITNESS WHEREOF, The said Grantor has signed and sealed these presents the day and year first above written.

[Signature]
Mike Wall (Grantor)

Mike Wall
Printed Name (Grantor)

[Signature]
Gabrielle S Mettler (Grantor)

GABRIELLE S. METTLER
Printed Name (Grantor)

WITNESSES:

[Signature]
Signature Witness 1

Nicole Clermont
Printed Name Witness 1

[Signature]
Signature Witness 2

MARK MAGEE
Printed Name Witness 2

SV Province of Ontario
State of _____
County of _____

On January 9, 2015, before me Leslie Sanderson, the undersigned Notary Public in and for said State, personally appeared Mike Wall and Gabrielle Mettler personally known (or proved) to be the person(s) whose name(s) is/are subscribed to the above instrument who acknowledged that he/she/they executed the same.

WITNESS my hand and official seal

[Signature]
Notary Public (seal)

My commission expires not applicable / death

EXHIBIT "A"

A TIMESHARE ESTATE COMPRISED OF:

PARCEL ONE

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

- (A) An undivided 1/106th interest as tenants-in-common, in and to Lot 37 as shown on Tahoe Village Unit No. 3-10th Amended Map, Recorded September 21, 1990 as Document No. 235008, Official Records of Douglas County, State of Nevada. Except therefrom Units 039 through 080 (inclusive) and Units 141 through 204 (Inclusive) as shown and defined on that certain Condominium Plan recorded as Document No. 182057, Official Records of Douglas County, State of Nevada.
- (B) Unit No. 075 as shown and defined on said last Condominium Plan.

PARCEL TWO

- (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 Amend Map of Tahoe Village No. 3, recorded April 9, 1986, as Document No. 133178 of Official Records, Douglas County, State of Nevada.

PARCEL THREE

A non-exclusive right to use the real property known as "Common Area" as shown on Tahoe Village Unit No. 3-10th Amend 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 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, 1973, as Document No. 69063 in Book 973 Page 812 of Official Records; (2) recorded July 2, 1976, as Document No. 1472 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 and as amended from time to time of 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 Declaration of Annexation of The Ridge Tahoe Phase Five recorded August 18, 1988, as Document No. 184461 of Official Records of Douglas the 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 Declaration of Annexation of The Ridge Tahoe Phase Five.

The above described exclusive right may be applied to any available unit of the same Unit Type on Lot 37 during said use week within said "use season".

A Portion of APN 42-284-09

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 42-284-09
 b) _____
 c) _____
 d) _____

2. Type of Property:
- | | | | |
|-------------------------------------|--------------|-------------------------------------|------------------|
| a) <input type="checkbox"/> | Vacant Land | b) <input type="checkbox"/> | Single Fam. Res. |
| c) <input type="checkbox"/> | Condo/Twnhse | d) <input type="checkbox"/> | 2-4 Plex |
| e) <input type="checkbox"/> | Apt. Bldg | f) <input type="checkbox"/> | Comm'l/Ind'l |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/> | Mobile Home |
| <input checked="" type="checkbox"/> | Other | <input checked="" type="checkbox"/> | Timeshare |

FOR RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sales Price of Property \$ 500.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$ 500.00
 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 %
 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 [Signature] Capacity Seller
 Signature [Signature] Capacity Seller

SELLER (GRANTOR) INFORMATION (REQUIRED)
 Print Name: Mike Wall & Gabrielle S Mettler
 Address: 109 E 17th St Suite #4830
 City: Cheyenne
 State: WY Zip: WY 82001

BUYER (GRANTEE) INFORMATION (REQUIRED)
 Print Name: Rodriguez Family LLC
 Address: 1712 Pioneer Ave Ste #1845
 City: Cheyenne
 State: WY Zip: 82001

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: Timeshare Recyclers, LLC Escrow #: _____
 Address: 410 S Rampart Blvd Suite 390
 City: Las Vegas State: NV Zip: 89145