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KAREN ELLISON, RECORDER

E06

Recording requested by: Valerie D. Quella

Space above reserved for use by Recorder's Office

When recorded, mail to:

Document prepared by:

Name: Valerie D. Quella

Name Valerie D. Quella

Address: 2602 Timberwood Dr. 46

Address 2602 Timberwood Dr. 46

City/State/Zip: Fort Collins, CO, 80528

City/State/Zip Fort Collins, CO 80528

Property Tax Parcel/Account Number: 42-285-02

Quitclaim Deed

This Quitclaim Deed is made on March 10th 2015, between

Valerie D. Quella, Grantor, of 2602 Timberwood Drive 46,
City of Fort Collins, State of Colorado,

and Steven J. Quella, Grantee, of 8045 N. County Road 19,
City of Fort Collins, State of Colorado.

For valuable consideration, the Grantor hereby quitclaims and transfers all right, title, and interest held by the Grantor in the following described real estate and improvements to the Grantee, and his or her heirs

and assigns, to have and hold forever, located at 400 Ridge Club,
City of State line, State of Nevada:

See Exhibit "A"

Subject to all easements, rights of way, protective covenants, and mineral reservations of record, if any.

Taxes for the tax year of 2015 shall be prorated between the Grantor and Grantee as of the date of recording of this deed.

Dated: 3-12-15

Valerie D. Quella
Signature of Grantor

Valerie D. Quella
Name of Grantor

Kyle Quella
Signature of Witness #1

Tyler Quella
Printed Name of Witness #1

Joyce Stokke
Signature of Witness #2

Joyce Stokke
Printed Name of Witness #2

State of Colorado County of Larimer

On March 13th 2015, the Grantor, Valerie D. Quella,

personally came before me and, being duly sworn, did state and prove that he/she is the person described in the above document and that he/she signed the above document in my presence.

Brittany April Brown
Notary Signature

Notary Public,

In and for the County of Larimer State of Colorado

My commission expires: 04/09/2018

BRITTANY APRIL BROWN
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20144015392
MY COMMISSION EXPIRES APRIL 9, 2018

Send all tax statements to Grantee.

EXHIBIT "A" (37)

A TIMESHARE ESTATE COMPRISED OF:

PARCEL ONE:

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

- (A) An undivided 1/106ths interest as tenants-in-common, in and to Lot 37 of Tahoe Village Unit No. 3 as shown on the Ninth Amended Map Recorded July 14, 1988 as Document No. 182057, 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, Nevada.
- (B) Unit No. 144 as shown and defined on said Condominium Plan.

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 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 and such recreational areas as may become a part of said timeshare project, 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 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, - 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 Unit 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 Declaration of Annexation of The Ridge Tahoe Phase Five recorded on August 18, 1988, as Document No. 184461 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 weeks 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 rights may be applied to any available unit of the same Unit Type on Lot 37 during said use week within said "use season".

Portion of Parcel No. 42-285-02

REQUESTED BY
STEWART TITLE OF DOUGLAS COUNTY
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

90 FEB -7 P2:01

SUZANNE BEAUDREAU
RECORDER

219759

\$6⁰⁰ PAID *K17* DEPUTY

BOOK **290** PAGE **1026**

STATE OF NEVADA DECLARATION OF VALUE

FOR RECORDERS OPTIONAL USE ONLY
Document/Instrument#: _____
Book: _____ Page: _____
Date of Recording: _____
Notes: _____

1. Assessor Parcel Number (s)
(a) 42-285-02
(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
i) Other

3. Total Value/Sales Price of Property: \$ _____
Deed in Lieu of Foreclosure Only (value of property) \$ _____
Transfer Tax Value: \$ _____
Real Property Transfer Tax Due: \$ _____

4. If Exemption Claimed:
a. Transfer Tax Exemption, per NRS 375.090, Section: # 360
b. Explain Reason for Exemption: transferring ownership of timeshare after divorce

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 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 Valerie D. Quella Capacity Grantor
Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)
Print Name: Valerie D. Quella
Address: 2602 Timberwood Dr. 4b
City: Fort Collins
State: Colorado Zip: 80528

BUYER (GRANTEE) INFORMATION

(REQUIRED)
Print Name: Steven J. Quella
Address: 8045 N. County Rd 19
City: Fort Collins
State: Colorado Zip: 80524

COMPANY/PERSON REQUESTING RECORDING (REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: _____ Escrow # _____
Address: _____
City: _____ State: _____ Zip: _____