

DOUGLAS COUNTY, NV

2015-859115

RPTT:\$1.95 Rec:\$16.00

\$17.95 Pgs=3

03/24/2015 11:01 AM

TIMESHARE OASIS, INC

KAREN ELLISON, RECORDER

Prepared on behalf of Grantor  
By and Return to  
Timeshare Oasis, Inc.  
228 S. Broadway, Suite D  
Wind Gap, PA 18091  
Without title examination  
Actual Consideration \$500.00

Mail Tax Statement To:  
LR RENTALS LLC  
2584 Hwy. 17 Business  
South Garden City

APN: 1319-30-644-082

## Grant Deed

For valuable consideration, FIVE HUNDRED AND 00/500 DOLLARS (\$500.00), the receipt and sufficiency of which are hereby acknowledged, DIANA L. LOEFFLER and ALAN C. LOEFFLER, whose mailing address is, 2330 Volley Rd. Meadow Vista, CA 95722, the Grantors hereby grants to, LR RENTALS AND REAL ESTATE LLC, a South Carolina Limited Liability Corporation, as tenancy in Severalty, whose mailing address is 820 2<sup>nd</sup> street #16, Cheney Washington 99004, the Grantees all the real property situated in the County of Douglas and State of Nevada, described as follows:

An undivided 1/102<sup>nd</sup> interest as tenants in common in and to that certain real property and improvements as follows: (A) An undivided 1/106<sup>th</sup> interest in and to Lot 37 as shown on Tahoe Village Unit No. 3-13<sup>th</sup> Amended Map, recorded December 31, 1991, as Document No. 268097, recorded as Document No. 269053, Official Records of Douglas County, State of Nevada, excepting therefrom Units 039 through 080 (inclusive) and Units 141 through 204 (inclusive) as shown on that certain Condominium Plan Recorded July 14, 1988, as Document No. 182057; and (B) Unit No. 173 as shown and defined on said Condominium Plan; together with those easements appurtenant thereto and such easements described in the Fourth Amended 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 Five recorded August 18, 1988, as Document No. 184461, as amended, 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 Lot 37 only, for one week every other year in Even - numbered years in the Prime "Season" as defined in and in accordance with said Declarations.

Being the same premises granted by deed dated January 5<sup>th</sup>, 2008 and recorded January 16<sup>th</sup>, 2008, in book 0108 and Page 2933 to the grantors herein.

Subject to the following: the Declaration; the Master Declaration of Covenants, Conditions, and Restrictions and all amendments thereof and supplements thereto, if any; taxes for the current year and all subsequent years; and conditions, restrictions, limitations, reservations, easements and other matters of record; the benefits and obligations hereunder shall inure to and be binding upon the heirs, executors, administrators, successors and assigns of the respective parties hereto. The Grantor covenants with the Grantee that the Grantor is lawfully seized of the above property in fee simple; that the Grantor has good, right, and lawful authority to sell and convey the above property, and warrants the title to the above property and will defend the same against the lawful claims of all persons whomsoever.

This pertains to the transfer of your "The Ridge" only.

In Witness Whereof, the Grantors has executed this deed:

  
Alan C. Loeffler

  
Diana L. Loeffler

Signed, Sealed and Delivered in the Presence of:

State of: \_\_\_\_\_

County of: \_\_\_\_\_

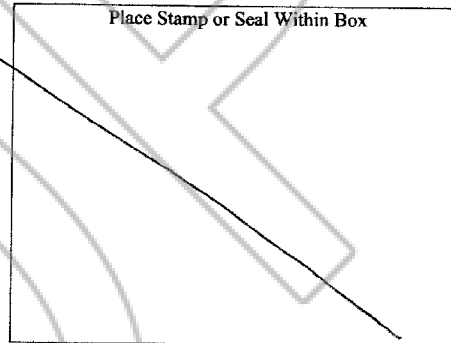
On \_\_\_\_\_ 2014 before me, \_\_\_\_\_ (Print Name Here), a Notary Public, personally appeared, Alan C. Loeffler and Diana L. Loeffler, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, executed the instrument.

Witness my hand and official seal:

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

A Notary Public in and for said State

My Commission Expires: \_\_\_\_\_



SEE ATTACHED

**ACKNOWLEDGMENT**

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

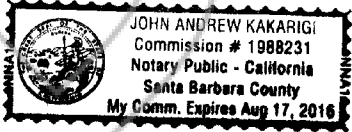
State of California  
County of Placer

On 2-10-15 before me, John Andrew Kakarigi  
(insert name and title of the officer)

personally appeared Alic Loeffler and Diana Loeffler  
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.



Signature [Handwritten Signature] (Seal)

STATE OF NEVADA  
DECLARATION OF VALUE FORM

1. Assessor Parcel Number(s)  
a) 1319-30-644-082  
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 Time Share

FOR RECORDER'S OPTIONAL USE ONLY  
Book: 0108 Page: 2933  
Date of Recording: January 16, 2008  
Notes:

3. Total Value/Sales Price of Property \$ 500.00  
Deed in Lieu of Foreclosure Only value of property) ( \_\_\_\_\_ )  
Transfer Tax Value: \$ 1.95  
Real Property Transfer Tax Due \$ \_\_\_\_\_

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 Dawn R. Miller Capacity President Closing Company Timeshare Cases  
Signature \_\_\_\_\_ Capacity \_\_\_\_\_

<u>SELLER (GRANTOR) INFORMATION (REQUIRED)</u>	<u>BUYER (GRANTEE) INFORMATION (REQUIRED)</u>
Print Name: <u>Alan C. Loeffler Diana L. Loeffler</u>	Print Name: <u>LR. Rentals and Real Estate LLC.</u>
Address: <u>2330 Volley Rd.</u>	Address: <u>820 2nd street #16</u>
City: <u>Meadow Vista</u>	City: <u>Cheney</u>
State: <u>CA</u> Zip: <u>95722</u>	State: <u>Washington</u> Zip: <u>99004</u>

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**  
Print Name: Dawn R. Miller Escrow#: \_\_\_\_\_  
Address: 228 S. Broadway, Suite D  
City: Wind Gap State: PA Zip: 18091

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED