Total:\$152.50

DOUGLAS COUNTY, NV RPTT:\$136.50 Rec:\$16.00

2015-859144 03/24/2015 12:56 PM

**GUNTER HAYES & ASSOCIATES** 



KAREN ELLISON, RECORDER

Contract No.: 000571201904 Number of Points Purchased:233,000 Annual Ownership APN Parcel No.:1318-15-820-001 PTN Mail Tax Bills To: Wyndham Vacation Resorts, Inc. 6277 Sea Harbor Drive, Orlando, FL 32821 Recording requested by: Lawyers Title of Nevada, Inc. After recording, mail to: Wyndham Vacation Resorts, Inc., Title Services 6277 Sea Harbor Drive, Orlando, FL 32821

A) 15%

## GRANT, BARGAIN, SALE DEED Fairfield Tahoe at South Shore

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Lynnelle Grumbles and Randal Grumbles, whose address is PO BOX 12457, ZEPHYR COVE, NV 89448, hereinafter referred to as the "Grantor(s)" do hereby grant, bargain, sell and convey unto Wyndham Vacation Resorts, Inc., a Delaware corporation, whose principal offices are at 6277 Sea Harbor Drive, Orlando, FL 32821, hereinafter referred to as the "Grantee", the following described real property situated in Douglas County, Nevada, to wit:

A 233,000/128,986,500 undivided fee simple interest as tenants in common in Units 10101, 10102, 10103, 10104, 10201, 10202, 10203, 10204, 10301, 10302, 10303 and 10304 in South Shore Condominium ("Property"), located at 180 Elks Point Road in Zephyr Cove, Nevada 89449, according to the Final Map #01-026 and Condominium Plat of South Shore filed of record in Book 1202, Page 2181 as Document Number 559872 in Douglas County, Nevada, and subject to all provisions thereof and those contained in that certain Declaration of Condominium - South Shore ("Timeshare Declaration") dated October 21, 2002 and recorded December 5, 2002 in Book 1202, Page 2182 as Instrument Number 559873, and also subject to all the provisions contained in that certain Declaration of Restrictions for Fairfield Tahoe at South Shore and recorded October 28, 2004 in Book 1004, Page 13107 as Instrument Number 628022, Official Records of Douglas County, Nevada, which subjected the Property to a timeshare plan called Fairfield Tahoe at South Shore ("Timeshare Plan").

The property is a/an Annual Ownership Interest as described in the Declaration of Restrictions for Fairfield Tahoe at South Shore and such ownership interest has been allocated 233,000 Points as defined in the Declaration of Restrictions for Fairfield Tahoe at South Shore, which points may be used by the Grantee in Each Resort Year(s).

$\mathcal{T}$	Being part of or the same property conveyed to the Grantor(s) by Deed from							
· ·	Ant							
onr	120	2012 , as Instrument No. <u>0806110</u> and being further identified in Grantee's						
records	as the p	perty purchased under Contract Number 000571201904						

To have and to hold all and singular, the premises described in this Deed, together with appurtenances, to the Grantee and to the Grantee's proper use and benefit forever. Authority is hereby given from each Grantor to Grantee or a designee of Grantee to execute any and all instruments necessary to effect the recordation of this Deed, including, by way of illustration, declaration of property value, affidavit of consideration, seller's tax declaration and correction of clerical errors.

SUBJECT TO: 1. Any and all rights of way, reservations, restrictions, easements, mineral exceptions and reservations, and conditions of record; 2. The covenants, conditions, restrictions, easements, reservations and liens set forth in the Declaration of Restrictions for Fairfield Tahoe at South Shore, and any supplements and amendments thereto; 3. All matters set forth on the above-referenced plat of record, and any supplements and

amendments thereto; 3. All matters set forth on the above-referenced plat of record, and any supplements and amendments thereto.

Title to the Property is herein transferred with all tenements, hereditaments and appurtenances thereunto belonging or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

DATED this 2nd day of November, 2014.								
Grantor: LYNNELLE GRUMBLES								
A CIVAIONAL ED CEMENTE								
<u>ACKNOWLEDGEMENT</u>								
STATE OF CH								
$\sim \lambda c$ ) ss.								
COUNTY OF San ( Ligg )								
On this the Orday of 100, 20/4 before me, the undersigned, a Notary								
On this the day of which and for the County of San Dian , 20/9 before me, the undersigned, a Notary Public, within and for the County of San Dian , State of ,								
commissioned qualified, and acting to me appeared in person LYNNELLE GRUMBLES, to me personally								
well known as the person(s) whose name(s) appear upon the within and foregoing deed of conveyance as								
the grantor and stated that they had executed the same for the consideration and purposes therein mentioned								
and set forth, and I do hereby so certify.								
IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal as such Notary								
Public at the County and State aforesaid on this								
$\sim 10^{-1}$								
Signature: MARTHA HALDA MARTHA HALDA								
Print Name: MATCHA HALDA Commission No. 2003/00 Print Name: MATCHARY PUBLIC - CALIFORNIA D								
Notary Public SAN DIEGO COUNTY SAN DIEGO COUNTY SAN DIEGO COUNTY 12, 2017								
My Commission Expires: 12 2017								

	ACKNOWLEDGEMENT
STATE OF)	
county or San Diogn ) ss.	
On this the Anday of Nov	before me, the undersigned, a Notary  State of   Company of the property of th
Public, within and for the County of	Dogu, State of CAL
commissioned qualified, and acting to me appeare	d in person RANDAL GRUMBLES, to me personally
well known as the person(s) whose name(s) appea	r upon the within and foregoing deed of conveyance as
the grantor and stated that they had executed the s	same for the consideration and purposes therein mention
and set forth, and I do hereby so certify.	) ] .
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IN TESTIMONY WHEREOF, I have he	reunto set my hand and official seal as such Notary
Public at the County and State aforesaid on this	
	, 20
Sind AMQ AV	Mall Haa
Print Name: MANTHA HALON	IT I WHO I PREVE
Notary Public	7
My Commission Expires: Jun 12.	MARTHA HALDA { Commission No. 2003766 \( \text{S} \)
\ \	NOTARY PUBLIC - CALIFORNIA E
~ \ \	SAN DIEGO COUNTY  Commission Expires January 12, 2017
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## STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel I a) 1318-15-820-001 b) c) d)								
2. Type of Property: a) \[ \text{Vacant Land} \] c) \[ \text{Condo/Twnhse} \] e) \[ \text{Apt. Bidg} \] g) \[ \text{Agricultural} \] i) \[ \text{Other - Timesham} \]	b) ☐ Single Fam. Re d) ☐ 2-4 Plex f) ☐ Comm'l/Ind'l. h) ☐ Mobile Home		Page:	SE ONLY				
3. Total Value/Sales Deed in Lieu of Fo Transfer Tax Value Real Property Trans	reclosure Only (val e:		\$34,966.00 \$ \$34,966.00 \$136.50					
<ul><li>4. If Exemption Clair</li><li>a) Transfer Tax E</li><li>b) Explain Reaso</li></ul>	xemption, per NRS	375.090, Sec	etion:					
5. Partial Interest: Pe	ercentage being tra declares and ackr	nowledges, un	<u>100%</u> der penalty of perjury					
NRS 375.060 and NRS 3 information and belief, and the information provided claimed exemption, or oth of the tax due plus intereshall be jointly and several	d can be supporte herein. Furtherm er determination of st at 1% per month	d by documer nore, the parti f additional tax n. Pursuant to	ntation if called upon to es agree that disallow due, may result in a po NRS 375.030, the Buy	o substantiate vance of any enalty of 10%				
Signature			Capacity <u>Agent for Gr</u>	antor/Seller				
Signature	17		Capacity <u>Agent for Gr</u>					
SELLER (GRANTOR) INF	ORMATION	виуг	ER (GRANTEE) INFOR	RMATION				
REQUIRED) Print Name: LYNNELLE G Address: 1485 20TH A' City: KINGSBURG State: CA Zip:	VE .	Print Name: Address: City: State: FL	Wyndham Vacation Res 6277 Sea Harbor Drive Orlando Zip: 32821	orts, Inc.				
COMPANY/PERSON REC			21p. 0202.					
(REQUIRED IF NOT THE SE	LLER OR BUYER)							
Gunter-Hayes & Associa	r ar		Escrow No.: <u>000571201904</u>					
3200 West Tyler, Suite D	/	Escrow	Officer:					
Conway, AR 72034								

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)