



KAREN ELLISON, RECORDER

1319-30-542-014  
PTN APN ~~XXXXXXXXXX~~

RETURN TO GRANTEE:  
Gregory H. Diem  
20632 Deodar Dr.  
Yorba Linda, CA 92886

MAIL TAX STATEMENTS TO:  
Ridge Sierra  
P.O. Box 859  
Sparks, NV 89432

**THE RIDGE SIERRA**  
A DEVELOPMENT OF Q.M. CORPORATION

GRANT, BARGAIN AND SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, THE RIDGE SIERRA PROPERTY OWNERS ASSOCIATION, INC., a Nevada corporation ("Grantor"), does hereby GRANT, BARGAIN, SELL AND CONVEY TO:

GREGORY H. DIEM, an unmarried man

all that certain real property situated in the City of Stateline, County of Douglas, State of Nevada, being more particularly described on EXHIBIT "A" attached hereto and, by this reference, made a part hereof.

TOGETHER WITH, all and singular, the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

WITNESS my hand this 28th day of April, 2015.

STROSSER ASSETS, INC.  
A Nevada corporation, as Agent for  
THE RIDGE SIERRA Property Owners  
Association Inc., a Nevada corporation

LARRY ROBERTS, President

STATE OF NEVADA     )  
  )ss:  
COUNTY OF WASHOE    )

This instrument was acknowledged before me on April 28,  
2015, by Larry Roberts, President of Stroser Assets, Inc., a Nevada corporation, as Agent  
for The Ridge Sierra Property Owners Association, Inc., a Nevada corporation.

  
NOTARY PUBLIC



EXHIBIT "A"

(Sierra 01) 01-003-20-01

A timeshare estate comprised of:

PARCEL 1: An undivided 1/51<sup>st</sup> interest in and to that certain condominium estate described as follows:

- (A) An undivided 1/8<sup>th</sup> interest as tenants in common, in and to the Common Area of Lot 4 of Tahoe Village Unit No. 3, as shown on the map recorded December 27, 1983, as Document No. 93408, Official Records of Douglas County, State of Nevada, and as said Common Area is shown on the Record of Survey of Boundary Line Adjustment Map recorded April 21, 1986, as Document No. 133713, Official Records of Douglas County, State of Nevada
- (B) Unit No. A3 as shown and defined on said condominium map recorded as Document No. 93408, Official Records of Douglas County, State of Nevada.

PARCEL 2: A non-exclusive easement for ingress and egress and for the use and enjoyment and incidental purposes over, on and through the Common Area as set forth in said condominium map recorded as Document No. 93408, Official Records of Douglas County, State of Nevada, and as said Common Area is shown on the Record of Survey of Boundary Line Adjustment Map recorded as Document No. 133713, Official Records of Douglas County, State of Nevada.

PARCEL 3: An exclusive right to the use of a condominium unit and the non-exclusive right to use the real property referred to in subparagraph (A) of Parcel 1, and Parcel 2 above, during one "USE WEEK" within the PRIME "use season" as that term is defined in the Second Amended and Restated Declaration of Timeshare Covenants, Conditions and Restrictions for the Ridge Sierra recorded as Document No. 183661, and as Amended by that certain Addendum recorded as Document No. 184444, Official Records, Douglas County, State of Nevada (the "CC&R's"). The above described exclusive and non-exclusive rights may be applied to any available unit in The Ridge Sierra project during said "USE WEEK" in the above referenced "use season" as more fully set forth in the CC&R's.

A Portion of APN: 1319-30-542-014

STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessor Parcel Number(s)  
 a) ~~1319-30-542-014~~  
 b) 1319-30-542-014  
 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 Timeshare

FOR RECORDERS 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: \_\_\_\_\_ %

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 Lynn Clemons Capacity Grantor  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

SELLER (GRANTOR) INFORMATION  
(REQUIRED)

BUYER (GRANTEE) INFORMATION  
(REQUIRED)

Print Name: Ridge Sierra P.O.A. /Lynn Clemons  
 Address: 515 Nichols Blvd.  
 City: Sparks  
 State: NV Zip: 89431

Print Name: Gregory H. Diem  
 Address: 20632 Deodar Dr.  
 City: Yorba Linda  
 State: CA Zip: 92886

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: same as Grantor Escrow # \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_

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