

DOUGLAS COUNTY, NV

2015-864349

RPTT:\$1.95 Rec:\$16.00

\$17.95 Pgs=3

06/17/2015 08:05 AM

TIMESHARE TRADE-INS INC

KAREN ELLISON, RECORDER

Prepared By
Tracy Newsom, Agent
And Return To:
Resort Closing Services
10923 St. Hwy 176 West
Walnut Shade, MO 65771

Mail Tax Statements To:
Timeshare Trade Ins, LLC
C/O Resort Closing Services
10923 St. Hwy 176 West
Walnut Shade, MO 65771

A portion of
APN: 1319-15-000-029

QUIT CLAIM DEED

On this 9th day of December, 2012, Danny Roy Lyons and Brenda Jean Lyons, Husband and Wife as joint tenants with right of survivorship Grantors, whose mailing address is **258 Saddlebrook Lane, Russellville, AR 72802**, for and in consideration of ten dollars (\$10.00), does by these presents **REMISE, RELEASE AND FOREVER QUITCLAIM** unto **Timeshare Trade Ins, LLC**, Grantee, whose address is 10923 State Hwy 176 West, Walnut Shade, MO 65771, and Grantees heirs and assigns, the following real estate:

David Walley's Resort County of Douglas State of Nevada

Described on Exhibit "A" attached hereto

TOGETHER with the tenements, hereditaments and appurtenances thereunto belonging or appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof;

SUBJECT TO any and all matters of record, including taxes, assessments, easements, oil and mineral reservations and leases, if any, rights of way, agreements and the Declaration of Time Share Covenants, Conditions and Restrictions for David Walley's Resort recorded on September 23, 1998, in Book 998 at Page 4404 as Document Number 449993, Official Records of Douglas County, and which Declaration is incorporated herein by this reference as if the same were fully set forth herein;

This Quitclaim deed is made and given in order to show that the grantors have remised, released and quitclaimed any claim to the real estate described above, and waived and released any marital or homestead rights he may therein.

TO HAVE AND TO HOLD, the same, with the rights, immunities, privileges, and appurtenances thereto belonging, unto Grantee and Grantee's heirs and assigns, forever: so that neither Grantors, nor Grantor's heirs, nor any other person or persons for Grantors or in Grantor's name or behalf, shall claim or demand any right or title to these premises, or any part thereof, but they and every one of them shall, by these presents, be excluded and forever barred.

In Witness Whereof, Grantors have set their hand hereto.

Danny R Lyons
Signature

DANNY R LYONS
Print Name

[Signature]
Witness Signature

Heidi Shaver
Witness Printed Name

Brenda J Lyons
Signature

Brenda J Lyons
Print Name

[Signature]
Witness Signature

Ma Arisott
Witness Printed Name

ALL CAPACITY ACKNOWLEDGMENT

STATE OF MISSOURI

COUNTY OF TANEY

On 9TH DEC 2012 before me, PAUL BECK - NOTARY
(Name and Title of the Officer)

Personally appeared DANNY R LYONS & BRENDA J LYONS

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 MISSOURI that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

[Signature]
Signature of Officer



PAUL BECK
My Commission Expires
July 21, 2016
Christian County
Commission #12603748

ATTENTION: NOTARY PUBLIC, PLACE YOUR STAMP IN A CLEAR AREA AND STAY INSIDE MARGINS

EXHIBIT "A"

Inventory Control No.: 0609515C

Unit Type: Two Bedroom

Type of Timeshare Interest: Annual

A timeshare estate comprised of an undivided interest as a tenant in common in and to that certain real property and improvements as follows:

An undivided 1/408 ths interest in and to all that real property situate in the County of Douglas, State of Nevada, more particularly described as follows:

Adjusted Parcel J as shown on that Record of Survey for David Walley's Resort, a Commercial Subdivision, Walley's Partners Ltd. Partnership, filed for record with the Douglas County Recorder on July 26, 2006 in Book 0706 at Page 9384 as Document No. 0680634, Official Records of Douglas County, Nevada.

Together with those easements appurtenant thereto and such easements and use rights described in Declaration of Time Share Covenants, Conditions and Restrictions for David Walley's Resort recorded September 23, 1998 as Document No. 0449993 and as amended by Document Nos. 0466255, 0485265, 0489957, 0509920 and 0521436 and that Declaration of Annexation of David Walley's Resort Phase VI recorded on August 8, 2006 in the Office of the Douglas County Recorder as Document No. 0681616 and subject to said Declaration; with the exclusive right to use said interest for one Use Period within a Two Bedroom unit Every Other In Even Number Years in accordance with said Declaration.

Together with a perpetual non-exclusive easement for use and enjoyment in, to and throughout the Common Area and a perpetual non-exclusive easement for parking and pedestrian and vehicular access, ingress and egress as set forth in Access Easement and Relocation Deed recorded May 26, 2006 in Book 0506 at Page 10729 as Document No. 0676008; and Access Easement recorded on July 26, 2006 in Book 0706 at Page 9371 as Document No. 0680633, all of Official Records, Douglas County, Nevada.

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1319-15-000-029
 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 Timeshare

FOR RECORDERS OPTIONAL USE ONLY	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

3. Total Value/Sales Price of Property: \$ 522
 Deed in Lieu of Foreclosure Only (value of property) _____
 Transfer Tax Value: \$ 500
 Real Property Transfer Tax Due: \$ ~~200~~ 195

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # _____
 b. Explain Reason for Exemption: _____

5. Partial Interest: Percentage being transferred: 10%

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: Agent
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Danny Ray Lyons
 Address: Brenda Jean Lyons
 City: Russellville
 State: AR Zip: 72802

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Timeshare Trade Inc LLC
 Address: 10527 State Hwy 176 W
 City: Walmart Supercenter
 State: MO Zip: 65771

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Tina Stone Trade Inc LLC Escrow # _____
 Address: 10527 St Hwy 176 W
 City: Walmart Supercenter State: MO Zip: 65771

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