DOUGLAS COUNTY, NV

RPTT:\$1.95 Rec:\$16.00 \$17.95 Pgs=3 2015-869095

09/02/2015 01:49 PM

STEWART VACATION OWNERSHIP RIVERSIDE

KAREN ELLISON, RECORDER

APN: Portion of 1319-15-000-030 R.P.T.T. \$ 1.95

Recording Requested By And When Recorded Mail To: Stewart Vacation Ownership 11870 Pierce St., Suite 100 Riverside, CA 92505

Mail Tax Statements To:

Walley's Property Owners Association c/o Trading Places International 25510 Commercentre Dr., #100 Lake Forest, CA 92630

Ref No.: 192975 / Order No.: 67751

GRANT, BARGAIN & SALE DEED

THIS INDENTURE WITNESSETH: That Carol Sinclair and Richard Sinclair, wife and husband as joint tenants, for good and valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to Walley's Property Owners Association, a Nevada non-profit corporation all that real property situate in the County of Douglas, State of Nevada, bounded and described in Exhibit "A" attached thereto and made a part hereof;

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

Witness our hand(s) this \(\subseteq \mathbb{D}\) day of \(\subseteq \lambda \lambd	, 2015
, , , , , , , , , , , , , , , , , , ,	
\ \	BY: ato Sinclair
	Carol Sinclair
	$\ell \cdot \ell \cdot \ell \wedge $
	BY: Richar XInclar
	Richard Sinclair
STATE OF <u>Nevada</u> }	
COUNTY OF Churchill }	
COUNTY OF	
0 / / 1 20 20/5 hefma ma sha um	dersigned, a Notary Public in and for said State, personally
On Charles of Distance Charles of the Charles of th	ally known (or moved) to be the norman(s) whose norma(s)
	ally known (or proved) to be the person(s) whose name(s)
is/are subscribed to the above instrument who acknowled	ged that ne/sne/they executed the same.
WITNESS my hand and official seal.	ANGELA ROWAN

NOTARY PUBLIC STATE OF NEVADA My Commission Expires: 05-20-19 Certificate No: 15-1729-4

GOVERNMENT CODE 27361.7

I certify under penalty of perjury that the Notary Seal on the document to which this statement is attached reads as follows:

NAME OF NOTARY:

Angela Rowan

DATE COMMISSION EXPIRES:

May 20, 2019

COUNTY WHERE BOND IS FILED:

Churchill County, NV

COMMISSION NUMBER:

15-1729-4

VENDOR NUMBER

N/A

PLACE OF EXECUTION:

Riverside County

DATED: 8/31/2015

SIGNATURE:

Exhibit "A"

LEGAL DESCRIPTION FOR DAVID WALLEY'S RESORT

The land referred to herein is situated in the

State of Nevada

County of Douglas

and is described as follows:

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

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

PARCEL K as shown on that Record of Survey for DAVID WALLEY'S 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 the 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 VII recorded on September 13, 2006 in the Office of the Douglas County Recorder as Document No. 0684379 and subject to said Declaration; with the exclusive right to use said interest for one Use Period within a TWO BEDROOM UNIT every other year in ODD- Numbered Years in accordance with said Declaration.

Together with a perpetual non-exclusive easement of 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 set forth in Access Easement and Relocation recorded on 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.

Inventory Control No.: 0709909B

State of Nevada Declaration of Value

1.		Assessor(s) Parcel Number(s) a) Portion of 1319-15-000-030						
	b) -	<u> </u>		· · · · · · · · · · · · · · · · · · ·			\ \	
	c) -			***			\ \	
	d) -						\ \	
	_						\ \	
2.	Type	of Property:				FOR	RECORDER'S OPTIONAL USE ONLY	
	a)	☐ Vacant Land	b)	☐ Single Fam. R	les.		ument/Instrument #:	
	c)	☐ Condo/Twnhse	d)	☐ 2-4 Plex		Bool	k: Page:	
	e)	□ Apt. Bldg.	f)	☐ Comm'l/Ind'l			of Recording:	
	g)	☐ Agricultural	h)	☐ Mobile Home		Note	S:	
	i)	☑ Other: <u>Timesha</u>	ire				_ / /	
						and the same of th		
3.	Total	Value/Sales Price of	Prop	erty:			\$500.00	
	Deed	Deed in Lieu of Foreclosure Only (value of property):			ty):	< \ \		
		Γransfer Tax Value:			/ /	\$500.00		
	Real 1	Property Transfer Ta	x Due	: :	1	V	\$1.95	
						1		
4	ICE	emption Claimed:			1		V /	
4.	II EX	•				N .		
	a)							
	b)	Explain Reason for Exemption:						
	_	/						
5.	Partia	l Interest. Percen	tage b	eing transferred:	100%	\		
			. / .			. \		
:£	The	undersigned declare(s) and :	acknowledges, under	r penalty of per	jury, p	oursuant to NRS 375.060 and NRS 375.110, that the on be supported by documentation if called upon to	
							if disallowance of any claimed exemption, or other	
detern	ninatio	n of additional tax due	e, may	result in a penalty	of 10% of the	tax du	te plus interest at 1% per month. Pursuant to NRS	
		Buyer and Seller shall						
		DIM (1)	\mathcal{N}	1	/			
Signa	ture_		1	, 1AC	_ Capaci	ty	Authorized Agent	
Signa	tund		/ V	0	Capaci	h.//	Authorized Agent	
		R (GRANTOR) INF	ORM	ATION	Capaci		YER (GRANTEE) INFORMATION	
פ	مرسرسا	(REQUIRED)	<u> </u>	MITOL		<u>50</u>	(REQUIRED)	
Print N	Jame:	Carol & Richard Sin	clair		Print N	Jame:	Walley's Property Owners Association	
Addre		520 Cleveland St.	Olcell .		Addres		c/o TPI, 25510 Commercentre Dr., #100	
City:	<u> </u>	Fallon			City:		Lake Forest	
State:	\		39406	\rightarrow	State:		CA Zip: 92630	
V	- N		,,,,,	/ /				
COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)								
	Name:	Stewart Vacation O	- 1		Title #		751	
Addre	796	11870 Pierce St., St						
City:		Riverside		State: CA	*- **		Zip: 92505	
	(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)							