

A portion of APN: 1319-15-000-015

Prepared By and Return To:  
GO Properties Services LLC.  
(Without Title Examination)  
Heather Giunta  
48 Lusscroft Road  
Wantage, NJ 07461

Mail Tax Statement To:  
Walley's Property Owners Association  
P.O. Box 158  
Genoa, NV 89411

## GRANT DEED

THIS DEED shall operate to perform the transfer of title from KARL WATANABE and KATHLEEN WATANABE ("Grantor(s)") to BOYD A. TAYLOR and DIANE R. TAYLOR, husband and wife, community property with the right of survivorship, whose address is 709-220 Sunnyside Road; Janesville, CA 96114 ("Grantee(s)"):

WITNESS, that the Grantor(s), for and in consideration of the receipt and sufficiency of which is hereby acknowledged does grant, bargain, sell, convey, and confirm unto the Grantee(s), its successors and assigns forever, all the real property, together with improvements, if any, situate, lying, and being in the COUNTY OF DOUGLAS and the STATE OF NEVADA, described as follows:

"SEE ATTACHED EXHIBIT A"

TOGETHER, with all the singular, the hereditaments and appurtenances thereunto belong, or in anywise appertaining, the reversion or reversions, remainder or remainders, rents, issues, and profits thereof, and all the estate, right, title interest, claim, and demand whatsoever of the Grantor(s), either in laws or equity of, in and to the above bargained premises, with the hereditaments and appurtenances; and

SUBJECT TO taxes and special assessments for the current year and subsequent years and easements, covenants, conditions, and restrictions of record;

TO HAVE AND TO HOLD the same in fee simple forever.

AND the Grantor(s) hereby covenants with said Grantee(s) that the Grantor(s) is lawfully seized of said land in fee simple; that the Grantor(s) has/have good right and lawfully authority to sell and convey said land; that the Grantor(s) hereby fully warrant; the title to said land and will defend the same against the lawful claims of all persons whomsoever;

IN WITNESS WHEREOF, the Grantor(s) have/has caused this deed to be executed on:

DATE: 10/21/2015

GRANTOR(S):

Karl Watanabe  
KARL WATANABE

\_\_\_\_\_  
KATHLEEN WATANABE

*Signed, Sealed and Delivered in the Presence Of:*

STATE OF: California

COUNTY OF: Santa Clara

*Copy attached to notarization certificate*

THE 21 DAY OF \_\_\_\_\_, 20\_\_\_\_, KARL WATANABE and KATHLEEN WATANABE, personally appeared before me and acknowledged the foregoing instrument to be his/her/their voluntary act and deed.

WITNESS my hand and official seal:

*Press Notarial Seal or Stamp Clearly and Firmly*

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

Printed Name: \_\_\_\_\_

A Notary Public in and for said State

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

## 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 Santa Clara

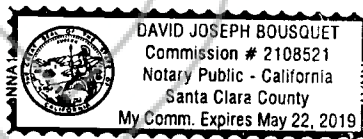
On 10/21/2015 before me, DAVID JOSEPH BOUSQUET, NOTARY PUBLIC  
(insert name and title of the officer)

personally appeared Karl Watanabe,  
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  (Seal)



\* Grant Deed

IN WITNESS WHEREOF, the Grantor(s) have/has caused this deed to be executed on:

DATE: 10/21/15

GRANTOR(S):

\_\_\_\_\_  
KARL WATANABE

Kathleen Watanabe  
KATHLEEN WATANABE

*Signed, Sealed and Delivered in the Presence Of:*

STATE OF: CALIFORNIA

COUNTY OF: SANTA CLARA

THE 21<sup>st</sup> DAY OF OCTOBER, 20 15, ~~KARL WATANABE~~ and KATHLEEN WATANABE, personally appeared before me and acknowledged the foregoing instrument to be ~~his~~/her/~~their~~ voluntary act and deed.

WITNESS my hand and official seal:

Signature: Norma Harrison

Printed Name: NORMA HARRISON

A Notary Public in and for said State

My Commission Expires: MARCH 17, 2016

*Press Notarial Seal or Stamp Clearly and Firmly*



**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

**CIVIL CODE § 1189**

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 CALIFORNIA )  
On OCTOBER 21, 2015 before me, NORMA HARRISON,  
Date Here Insert Name and Title of the Officer  
personally appeared KATILEEN WATANABE  
Name(s) of Signer(s)

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 Norma Harrison  
Signature of Notary Public

Place Notary Seal Above

**OPTIONAL**

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

**Description of Attached Document**

Title or Type of Document: GRANT DEED Document Date: 10/21/15  
Number of Pages: 3 Signer(s) Other Than Named Above: KARL WATANABE

**Capacity(ies) Claimed by Signer(s)**

Signer's Name: KATILEEN WATANABE  
 Corporate Officer — Title(s): \_\_\_\_\_  
 Partner —  Limited  General  
 Individual  Attorney in Fact  
 Trustee  Guardian or Conservator  
 Other: \_\_\_\_\_  
Signer Is Representing: HERSELF

Signer's Name: \_\_\_\_\_  
 Corporate Officer — Title(s): \_\_\_\_\_  
 Partner —  Limited  General  
 Individual  Attorney in Fact  
 Trustee  Guardian or Conservator  
 Other: \_\_\_\_\_  
Signer Is Representing: \_\_\_\_\_

Inventory No.: 17-033-41-01

EXHIBIT "A"  
(WALLEY'S)

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 1/1989<sup>th</sup> interest in and to all that real property situate in the County of Douglas, State of Nevada, described as follows:

PARCEL E-1 of the Final Subdivision Map LDA #98-05 for DAVID WALLEY'S RESORT, a Commercial Subdivision, filed for record with the Douglas County Recorder on October 19, 2000, in Book 1000, at page 3464, as Document No. 501638, and by Certificate of Amendment recorded November 3, 2000 in Book 1100, Page 467, as Document No. 502689, Official Records of Douglas County, Nevada.

Together with a permanent non-exclusive easement for utilities and access, for the benefit of Parcel E-1, as set forth in Quitclaim Deed recorded September 17, 1998, in Book 998, Page 3250, as Document No. 0449574, Official Records, 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, 0489959, 0509920 and 0521436, and subject to said Declaration; with the exclusive right to use said interest for one Use Period within a STANDARD UNIT every year in accordance with said Declaration.

A Portion of APN 1319-15-000-015

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a. A Portion of APN 1319-15-000-015  
 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 Timeshare

<b>FOR RECORDERS OPTIONAL USE ONLY</b>	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3.a. Total Value/Sales Price of Property      \$ 551.00  
 b. Deed in Lieu of Foreclosure Only (value of property ( \_\_\_\_\_ )  
 c. Transfer Tax Value:      \$ 551.00  
 d. Real Property Transfer Tax Due      \$ 3.90

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 Heather Giunta      Capacity: Closing Agent

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

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**

Print Name: Karl Watanabe  
 Address: 4215 Tobin Circle  
 City: Santa Clara  
 State: CA      Zip: 95054

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**

Print Name: Boyd A. Taylor  
 Address: 709-220 Sunnyside Road  
 City: Janesville  
 State: CA      Zip: 96114

**COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)**

Print Name: GO Properties Services LLC  
 Address: 48 Lusscroft Road  
 City: Wantage

Escrow # 7710  
 State: NJ      Zip: 07461