

This Instrument Prepared By and Return To:  
Diana Hostetler  
Timeshare Wholesalers of Pigeon Forge, LLC  
1338 Parkway, Suite 3  
Sevierville, TN 37862

Mail Tax Statements To:  
Ridge Tahoe P. O. A.  
P.O. Box 5790  
Stateline, NV 89449

GRANT, BARGAIN AND SALE DEED

THIS DEED WITNESSETH: That Chandler S. Eason, Jr., Trustee of the Eason Trust A dated January 2, 1991 u/a/d July 12, 1978, whose address is 11462 Bloomington Way, Dublin, CA 94568, Grantor, in consideration of \$10.00 and other good and valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to Jean Marie Thoms and Carl Wolf Thoms, whose address is P.O. Box 5491, Incline Village, NV 89450, Grantees, and to the heirs and assigns of such Grantees forever, all that real property situated in the unincorporated area, County of Douglas, State of Nevada, bounded and described as follows:

The Ridge Tahoe, The Cascades Building, Every Year Use, Week #42-284-01-01, Stateline, NV 89449

See 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, and any reversions, remainders, rents, issues or profits thereof.

Date: November 13, 2015


Signed, Sealed and Delivered in the Presence of:

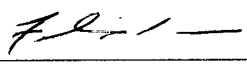
  
\_\_\_\_\_  
Signature of Witness

Becky Gilbert  
\_\_\_\_\_  
Print Name of Witness

  
\_\_\_\_\_  
Signature of Witness

Rachelle Donovan  
\_\_\_\_\_  
Print Name of Witness

  
\_\_\_\_\_  
Signature of Chandler S. Eason, Jr., Trustee of the Eason Trust A dated January 2, 1991 u/a/d July 12, 1978

By:   
\_\_\_\_\_  
Felix Valdes, Attorney-in-Fact for Chandler S. Eason, Jr., Trustee of the Eason Trust A dated January 2, 1991 u/a/d July 12, 1978

STATE OF Tennessee )

COUNTY OF Sevier )

I, Patricia Clark, a Notary Public, do hereby certify that on this 13th day of November, 2015, personally appeared before me Felix Valdes known to me to be the person whose name is subscribed to the foregoing instrument, and swore and acknowledged to me that he is the Attorney-in-Fact for Chandler S. Eason, Jr., Trustee of the Eason Trust A dated January 2, 1991 u/a/d July 12, 1978, the within named Grantor, and that he, as such Attorney-in-Fact being authorized to do so, executed the foregoing instrument for the purposes therein contained, by signing the name of the Grantor by himself as Attorney-in-Fact for the purpose and in the capacity therein expressed, and that the statements contained therein are true and correct.

Witness my hand and official seal:

Notary Signature: Patricia Clark

My Commission Expires: 10/23/19

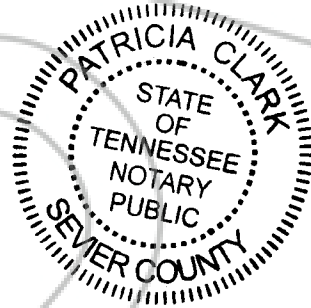


EXHIBIT 'A' (42)

An undivided 1/51st interest as tenants in common in and to that certain real property and improvements as follows: (A) An undivided 1/48ths interest in and to Lot 42 as shown on Tahoe Village Unit No. 3-14th Amended Map, recorded April 1, 1994, as Document No. 333985, Official Records of Douglas County, State of Nevada, excepting therefrom Units 255 through 302 (inclusive) as shown on said map; and (B) Unit No. 284 as shown and defined on said map; together with those easements appurtenant thereto and such easements described in the Fourth Amended and Restated Declaration of Time Share Covenants, Conditions and Restrictions for The Ridge Tahoe recorded February 14, 1984, as Document No. 096758, as amended, and in the Declaration of Annexation of The Ridge Tahoe Phase Seven recorded April 26, 1995, as Document No. 360927, as amended by Amended and Restated Declaration of Annexation of The Ridge Tahoe Phase Seven, recorded May 4, 1995, as Document No. 361461, and as further amended by the Second Amendment to Declaration of Annexation of The Ridge Tahoe Phase Seven recorded on October 17, 1995 as Document No. 372905, and as described in the First Amended Recitation of Easements Affecting The Ridge Tahoe recorded June 9, 1995 as Document No. 363815, and subject to said Declarations; with the exclusive right to use said interest, in Lot 42 only, for one week each year in accordance with said Declarations.

Together with a 13-foot wide easement located within a portion of Section 30, Township 13 North, Range 19 East, MDR&M, Douglas County, Nevada, being more particularly described as follows:

BEGINNING at the Northwest corner of this easement said point bears S. 43°19'06" E., 472.67 feet from Control Point "C" as shown on the Tahoe Village Unit No. 3, 13th Amended Map, Document No. 269053 of the Douglas County Recorder's Office;

thence S. 52°20'29" E., 24.92 feet to a point on the Northerly line of Lot 36 as shown on said 13th Amended Map;  
thence S. 14°00'00" W., along said Northerly line, 14.19 feet;  
thence N. 52°20'29" W., 30.59 feet;  
thence N. 37°33'12" E., 13.00 feet to the POINT OF BEGINNING.

A portion of APN: 42-010-40

STATE OF NEVADA  
DECLARATION OF VALUE

1. Assessor Parcel Number(s)  
 a) 42-010-40  
 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: \$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 [Signature] Capacity \_\_\_\_\_ Agent \_\_\_\_\_  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_ Agent \_\_\_\_\_

SELLER (GRANTOR) INFORMATION  
(REQUIRED)

BUYER (GRANTEE) INFORMATION  
(REQUIRED)

Print Name: Chandler S. Eason, Jr. Trustee of The Eason Trust A dated Jan 2, 1991    Print Name: Carl Wolf Thoms and Jean Marie Thoms  
 Address: 11462 Bloomington Way    Address: 770 Mays Boulevard #5491  
 City: Dublin    City: Incline Village  
 State: CA    Zip: 94568    State: NV    Zip: 89450

COMPANY/PERSON REQUESTING RECORDING  
(required if not the seller or buyer)

Print Name: Timeshare Wholesalers of Pigeon Forge    Escrow # 09002230/AH  
 Address: P.O. Box 69  
 City: New Market    State: TN    Zip: 37820

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