

PREPARED AND RECORDING REQUESTED BY:

↓ Jones Torru Law Offices
2200 Sand Creek Road, Suite B-7
Brentwood, California 94513
(925) 308-7070



KAREN ELLISON, RECORDER E07

WHEN RECORDED, MAIL TO
AND MAIL TAX STATEMENTS TO:

Francis Larrabee and Bonnie Larrabee
1767 Dolphin Place
Discovery Bay, CA 94505

THIS SPACE FOR RECORDER'S USE ONLY

APN: A Portion of 1319-15-000-031

GRANT DEED TO A REVOCABLE TRUST

The undersigned Grantor declares that this conveyance transfers Grantor's interest to Grantor's Revocable Trust for ZERO consideration. This transaction is exempt from the Documentary Transfer Tax pursuant to R & T Code §11930.

FRANCIS I. LARRABEE and BONNIE LARRABEE, husband and wife, as Joint Tenants with right of survivorship, the GRANTOR,

HEREBY GRANT TO

FRANCIS IVAN LARRABEE and BONNIE LOU LARRABEE, as Co-Trustees of "THE FRANCIS AND BONNIE LARRABEE REVOCABLE TRUST", U/A dated January 13, 2016, the GRANTEEES,

All of THAT PROPERTY situated in the County of Douglas, State of Nevada, bounded and described as follows:

SEE LEGAL DESCRIPTION ATTACHED

SUBJECT TO the Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

The then-acting Trustee has the power and authority to encumber or otherwise to manage and dispose of the hereinabove described real property; including, but not limited to, the power to convey.

Executed on January 13, 2016, in Contra Costa County, California.

FRANCIS I. LARRABEE

BONNIE LARRABEE

STATE OF CALIFORNIA
COUNTY OF CONTRA COSTA

On January 13, 2016, before me, Leanne Rodriguez, a Notary Public, personally appeared FRANCIS I. LARRABEE and BONNIE LARRABEE, who proved to me on the basis of satisfactory evidence to be the persons whose name are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacity, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons 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.

Leanne Rodriguez
Notary Public Signature



EXHIBIT "A"

Inventory Control No.: 0810420A
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 1/204 ths interest in and to all that real property situate in the County of Douglas, State of Nevada, more particularly described as follows:

Parcel L 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 Parcels L and M recorded on February 8, 2007 in the Office of the Douglas County Recorder as Document No. 0694630 and subject to said Declaration; with the exclusive right to use said interest for one Use Period within a Two Bedroom unit Each Year 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) Portion of 1319-15-000-031
 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: <u>SD-Trust Verified</u>	

3. Total Value/Sales Price of Property: \$ N/A
 Deed in Lieu of Foreclosure Only (value of property) (N/A)
 Transfer Tax Value: \$ N/A
 Real Property Transfer Tax Due: \$ 0

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # 7
 b. Explain Reason for Exemption: Transfer without consideration, transfer from Grantors to Grantors Revocable Trust

5. Partial Interest: Percentage being transferred: 100.00 %

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 Trustee

Signature [Signature] Capacity Trustee

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Francis Larrabee and Bonnie Larrabee
 Address: 1767 Dolphin Place
 City: Discovery Bay
 State: CA Zip: 94505

Print Name: The Francis and Bonnie Larrabee Revocable Trust
 Address: 1767 Dolphin Place
 City: Discovery Bay
 State: CA Zip: 94505

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Jones Torru Law Offices Escrow # N/A
 Address: 2200 Sand Creek Rd., Suite B-7
 City: Brentwood State: CA Zip: 94513