

A Portion of APN: 1319-15-000-020

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 KEVIN TANNER ("Grantor(s)") to JEDEDIAH PAUL O'ROURKE and SUZANNE DOROTHY O'ROURKE, husband and wife, their community property with survivorship, whose address is P.O. Box 713; Meadow Vista, CA 95722 ("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: 3/16/16

GRANTOR(S):

[Signature]
KEVIN TANNER

Signed, Sealed and Delivered in the Presence Of:

STATE OF: California

COUNTY OF: Sacramento

THE 16 DAY OF March, 2016, KEVIN TANNER, personally appeared before me and acknowledged the foregoing instrument to be his voluntary act and deed.

WITNESS my hand and official seal:

Press Notarial Seal or Stamp Clearly and Firmly

Signature: Erika Hoover

Printed Name: Erika Hoover

A Notary Public in and for said State

My Commission Expires: 12/26/2019



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 1/1224th interest in and to all that real property situate in the County of Douglas, State of Nevada, described as follows:

ADJUSTED PARCEL G as shown on that Record of Survey To Support a Boundary Line Adjustment recorded on September 20, 2002 in the Office of the Douglas County Recorder as Document No. 0552536, adjusting that Record of Survey recorded April 29, 2002 as Document No. 0540898, pursuant to that 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. 0501638, and by Certificate of Amendment recorded November 3, 2000, in Book 1100, Page 467, as Document No. 0502689, 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 III recorded July 1, 2003 in the Office of the Douglas County Recorder as Document No. 0582120 and subject to said Declaration; with the exclusive right to use said interest for one Use Period within a TWO BEDROOM UNIT every 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 Abandonment Deed recorded September 20, 2002 in Book 0902, at Page 06242, as Document No. 0552534, Official records, Douglas County, Nevada.

A portion of APN: 1319-15-000-020

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. A Portion of APN 1319-15-000-020 _____
 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

FOR RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3.a. Total Value/Sales Price of Property \$ 536.00
 b. Deed in Lieu of Foreclosure Only (value of property (_____)
 c. Transfer Tax Value: \$ 536.00
 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: Kevin Tanner
 Address: 8089 Madison Avenue, Suite 2
 City: Citrus Heights
 State: CA Zip: 95610-7964

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Jedediah Paul O'Rourke
 Address: P.O. Box 713
 City: Meadow Vista
 State: CA Zip: 95722

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)
 Print Name: GO Properties Services, LLC. Escrow # 7870
 Address: 48 Lusscroft Road
 City: Wantage State: NJ Zip: 07461