

PTN APN 1319-30-542-012



KAREN ELLISON, RECORDER

WHEN RECORDED MAIL TO:
Ridge Sierra P.O.A.
515 Nichols Blvd.
Sparks, NV 89431

MAIL TAX STATEMENTS TO:
Ridge Sierra
P.O. Box 859
Sparks, NV 89432

GRANT, BARGAIN AND SALE DEED

THIS INDENTURE WITNESSETH: That ELIZABETH A.M. FROST,
an unmarried woman

in consideration of TEN DOLLARS (10.00) and other valuable consideration, the receipt of which is hereby acknowledged, does hereby GRANT, BARGAIN, SELL AND CONVEY TO:


RIDGE SIERRA PROPERTY OWNERS ASSOCIATION, INC.,
a Nevada corporation

all that certain real property situate in the County of Douglas, State of Nevada, being more particularly described on EXHIBIT "A" attached hereto and, by this reference, made a part hereof.

This Deed is an absolute conveyance, the Parties of the First Part having sold said land to the Party of the Second Part for a fair and adequate consideration, such consideration, in addition to that above recited, being full satisfaction of all obligations in favor of Ridge Sierra P.O.A. as set forth and provided in the Covenants, Conditions and Restrictions of Record. Parties of the First Part declare that this conveyance is freely and fairly made, and that there are no agreements, oral or written, other than this Deed between the parties with respect to the property hereby conveyed.

TOGETHER WITH, all and singular, the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

WITNESS my hand this 12th day of APRIL, 2016.


ELIZABETH A. M. FROST

STATE OF New York)
COUNTY OF Westchester)SS:

This instrument was acknowledged before me on the 12th of April, 2016.
2016, by Elizabeth A.M. Frost.



NOTARY PUBLIC

DANIEL O CHERICO
Notary Public - State of New York
NO. 01CH6327484
Qualified in Rockland County
My Commission Expires Jul 6, 2019

EXHIBIT "A"

(Sierra 03) 03-018-16-02

A timeshare estate comprised of:

PARCEL 1: An undivided 1/51st interest in and to that certain condominium estate described as follows:

- (A) An undivided 1/8th interest as tenants in common, in and to the Common Area of **Lot 2** of Tahoe Village Unit No. 3, as shown on the map recorded December 27, 1983, as Document No. 93408, Official Records of Douglas County, State of Nevada, and as said Common Area is shown on the Record of Survey of Boundary Line Adjustment Map recorded April 21, 1986, as Document No. 133713, Official Records of Douglas County, State of Nevada
- (B) Unit No. **A2** as shown and defined on said condominium map recorded as Document No. 93408, Official Records of Douglas County, State of Nevada.

PARCEL 2: A non-exclusive easement for ingress and egress and for the use and enjoyment and incidental purposes over, on and through the Common Area as set forth in said condominium map recorded as Document No. 93408, Official Records of Douglas County, State of Nevada, and as said Common Area is shown on the Record of Survey of Boundary Line Adjustment Map recorded as Document No. 133713, Official Records of Douglas County, State of Nevada.

PARCEL 3: An exclusive right to the use of a condominium unit and the non-exclusive right to use the real property referred to in subparagraph (A) of Parcel 1, and Parcel 2 above, during one "USE WEEK" within the **PRIME** "use season" as that term is defined in the Second Amended and Restated Declaration of Timeshare Covenants, Conditions and Restrictions for the Ridge Sierra recorded as Document No. 183661, and as Amended by that certain Addendum recorded as Document No. 184444, Official Records, Douglas County, State of Nevada (the "CC&R's"). The above described exclusive and non-exclusive rights may be applied to any available unit in The Ridge Sierra project during said "USE WEEK" in the above referenced "use season" as more fully set forth in the CC&R's.

PARCEL 4: non-exclusive easement for encroachment together with the right of ingress and egress for maintenance purposes as created by the certain easement agreement recorded as Document No. 93659, Official Records of Douglas County, State of Nevada.

A Portion of APN: 1319-30-542-012

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1319-30-542-012
 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: \$ 1000.00
 Deed in Lieu of Foreclosure Only (value of property) (_____)
 Transfer Tax Value: \$ 1000.00
 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 Lynn Clemons Capacity Grantee

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Elizabeth A.M. Frost
 Address: 2 Pondview W.
 City: Purchase
 State: NY Zip: 10577

Print Name: Ridge Sierra P.O.A./Lynn Clemons
 Address: 515 Nichols Blvd.
 City: Sparks
 State: NV Zip: 89431

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

Print Name: ~~XXXXXXXXXXXX~~ Grantor Escrow # _____
 Address: same as above
 City: _____ State: _____ Zip: _____