

DOUGLAS COUNTY, NV

2016-881700

RPTT:\$1.95 Rec:\$15.00

\$16.95 Pgs=2

06/03/2016 12:31 PM

SUMDAY VACATIONS

KAREN ELLISON, RECORDER

Contract No: 000570802918
APN Parcel No: 1318-15-817-001 PTN
Actual/True Consideration \$500.00

Prepared By:
Bradley J. Eyraud
334 Oak Canyon
Henderson, NV 89015

Return Deed to:
Sunday Vacations
14788 BUSINESS 13
Branson West, MO 65737

Mail Tax Bills to:
Wyndham Vacation Resorts Inc.
8427 South Park Circle, Suite 500
Orlando, FL 32819

WARRANTY DEED

THIS DEED, made this 26th day of February 2016 by and between Bradley J. Eyraud, a Married Man, whose address is 334 Oak Canyon, Henderson, NV 89015, Grantor(s) Coastline Holdings, LLC, an Arkansas Limited Liability Company, as Grantee(s) whose address is 5737 Cliff Dr., Ft. Smith, AR 72903.

WITNESSETH

That the Grantor, in consideration of Five Hundred Dollars (\$500.00) and other good and valuable consideration to it paid by the Grantee, the receipt of which is hereby acknowledged, has bargained and sold, and by these presents does grant bargain and sell and convey unto the aforesaid Grantee, their heirs, devisees, successors and assigns, the following described real property situated in the County of Douglas, State of Nevada:

A 84,000/138,150,000 undivided fee simple interest as tenants in common in, Units 7101, 7102, 7103, 7201, 7202, 7203, 7301, 7302, and 7303 in South Shore Condominium ("Property"), located at 180 Elks Point Road in Zephyr Cove, Nevada 89449, according to the Final Map #01-026 and Condominium Plat of South Shore field of record in Book 1202, Page 2181 as Document Number 559872 in Douglas County, Nevada and subject to all provisions thereof and those contained in that certain Declaration of Condominium South Shore ("Timeshare Declaration") dated October 12, 2002 and recorded December 5, 2002 in Book 1202, Page 2182. as Instrument No. 559873 and also subject to all the provisions contained in that certain Declaration of Restrictions for Fairfield Tahoe at South Shore and recorded October 28, 2004 in Book 1004, Page 13107 as instrument Number 628022, Office Records of Douglas County, Nevada, which subjected the Property to a timeshare plan called Fairfield Tahoe at South Shore ("Timeshare Plan"). Less and except all minerals and mineral rights which mineral and mineral rights are hereby reserved unto Grantor, it's successors and assigns.

The Property is a/an **Biennial** Ownership Interest as described in the Declaration of Restrictions for Fairfield at South Shore and such ownership interest has been allocated **168,000** Points as defined in the Declaration of Restrictions for Fairfield at South Shore which Points may be used by the Grantee in every **ODD** Resort Year(s).

This conveyance is subject to and by accepting this Deed Grantee(s) do(es) hereby agree to assume the obligation for payment of real estate taxes for the current year and subsequent years. Further, by accepting this Deed Grantee(s) accepts title subject to the restrictions, liens and obligations set forth in the (1) Conditions, restrictions, limitations, reservations, easements and other matters of record, (2) Declarations for the Project and all amendments and supplements thereto, and agrees to perform obligations set forth there in accordance with the terms thereof.

The Benefits and obligations hereunder shall inure to and be binding upon the heirs executors, administrators, successors and assigns of the respective parties hereto. The Grantor does hereby fully warrant the title to said land, and will defend the same against the lawful claims of all persons. The plural number as used herein shall equally include the singular. The masculine or feminine gender as used herein shall equally include the neuter.

IN WITNESS WHEREOF Grantor has executed this instrument on the day and year first above written.

[Handwritten Signature]
Witness Signature:

Grecia Gonzalez
Witness Printed Name

[Handwritten Signature]
Bradley J. Eyraud

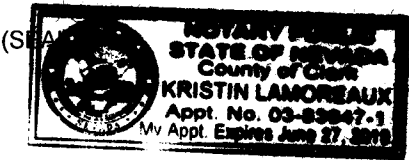
STATE OF Nevada)
)SS.
COUNTY OF Clark)

On this 26 day of February, 2016, before me (insert NAME and TITLE of OFFICER) Kristin Lamoreaux, Notary Public, personally appeared (insert name of signatory(ies)) Bradley J. Eyraud, 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 by 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 Nevada that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

[Handwritten Signature]
Signature



Note to Notary: Please keep seal out of the 3/4 inch margin on all sides and do not place it over print of the document. ONLY BLACK, NO BLUE INK MAY BE USED FOR SIGNATURES OR STAMPS

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a. 1318-15-817-001 PTN _____
 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 RECORDER'S OPTIONAL USE ONLY	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a. Total Value/Sales Price of Property \$ 500.00
 b. Deed in Lieu of Foreclosure Only (value of property) (0.00)
 c. Transfer Tax Value: \$ 500.00
 d. 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 *Ashley Miner* Capacity Agent
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Bradley J. Eyraud
 Address: 334 Oak Canyon
 City: Henderson
 State: NV Zip: 89015

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Coastline Holdings, LLC
 Address: 5737 Cliff Dr.
 City: Fort Smith
 State: Arkansas Zip: 72903

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)
 Print Name: Sumday Vacations Escrow #: SV54844-44709
 Address: 14788 Business 13
 City: Branson West State: MO Zip: 65737

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED