

RECORDING REQUESTED BY:

Name: Jason Hackney



KAREN ELLISON, RECORDER

E05

INSTRUMENT PREPARED BY:

Name: Karen Roberds
Address: 5736 Sawmill Rd.
Paradise, California 95969

(Above reserved for official use only)

RETURN DEED TO:

✓ Name: Jason Hackney
Address: 503-Heathmore Ct.
Lincoln, California 95648

SEND TAX STATEMENTS TO:

Name: Jason Hackney
Address: 503 Heathmore Ct.
Lincoln, California 95648

Title Order # N/A

Tax Parcel/APN # 42-160-10
Escrow # N/A

GENERAL WARRANTY DEED FOR NEVADA

(Joint Tenants)

STATE OF NEVADA
COUNTY OF DOUGLAS

DATE: February 14, 2016

KNOW ALL MEN BY THESE PRESENTS THAT, for and in consideration of the sum of \$0, the receipt and sufficiency of which is hereby acknowledged, Karen Roberds, ("**Grantor**") hereby conveys, sells, and grants to Jason Hackney, Kelly Hackney, ("**Grantees**") and Grantees' heirs and assigns forever, all of Grantor's right, title, interest, and claim, and subject to all easements, encumbrances, protective covenants, rights-of-way, mineral rights, and other conditions and restrictions, if any, in or to the following described real estate (the "**Property**") located at 400 Ridge Club Dr., Stateline, Nevada 89449.

Legal Description: Timeshare at The Ridge Tahoe Unit #086

Grantor hereby covenants as follows: that Grantor is lawfully seized of the Property in fee simple, that Grantor has good title to sell the Property, that Grantor and Grantor's successors and assigns will warrant and forever defend Grantees and Grantees' heirs and assigns against all lawful claims on title to the Property, and that the Property is free from all encumbrances and other restrictions unless otherwise stated below.

Grantor 1: Karen Roberds
Marital Status: Not married
Address: 5736 Sawmill Rd.
Paradise, California 95969

Grantee 1: Jason Hackney
Marital Status: Married
Address: 503 Heathmore Ct.
Lincoln, California 95648

Grantee 1's Spouse Name: Kelly Hackney
Address: 503 Heathmore Ct.
Lincoln, California 95648

Grantee 2: Kelly Hackney
Marital Status: Married
Address: 503 Heathmore Ct.
Lincoln, California 95648

Grantee 2's Spouse Name: Jason Hackney
Address: 503 Heathmore Ct.
Lincoln, California 95648

Vesting Information / Property Interest: Joint tenancy, with rights of survivorship.

Signatures

Grantor signed, sealed, and delivered this General Warranty Deed to Grantees on
2-15-2016 (date).

Grantor 1 (or authorized agent)

x/ *Karen Roberds*
Print Name: Karen Roberds

Witnesses

On this the ___ day of _____, 20___, the foregoing instrument was sworn to and
acknowledged before me by the following person(s), known or proven to me to be the
person(s) whose name(s) is/are subscribed to within the instrument:

_____. I further
swear that I am unrelated to the parties signing this document by blood and hold no interest in
the transaction.

FIRST WITNESS

SECOND WITNESS

x/ _____

x/ _____

Dated: _____

Dated: _____

Print Name: _____

Print Name: _____

Address: _____

Address: _____

Notary Public

STATE OF California

COUNTY OF Placer

On this the 15th day of February 2016, the foregoing instrument was sworn to and acknowledged before me by the following person(s), known or proven to me to be the person(s) whose name(s) is/~~are~~ subscribed to within the instrument:

~~General Warranty Deed for Nevada Karen Roberds.~~

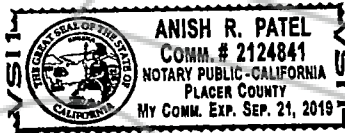
AP

AP

WITNESS my hand and official seal.

Anish R. Patel
(Print Name)

Anish R. Patel [Affix seal]
(Signature)



NOTARY PUBLIC

My Commission Expires: 9/21/2019

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
a) 085-103-21
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 Time Share

FOR RECORDERS OPTIONAL USE ONLY	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

3. Total Value/Sales Price of Property: \$0.00
Deed in Lieu of Foreclosure Only (value of property) _____
Transfer Tax Value: \$0.00
Real Property Transfer Tax Due: \$0.00

4. If Exemption Claimed:
a. Transfer Tax Exemption per NRS 375.090, Section # 5
b. Explain Reason for Exemption: Transfer to Son and Daughter in law

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 _____ Grantee _____
Signature _____ Capacity _____

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

Print Name: Karen Roberds
Address: 5736 Sawmill Rd.
City: Paradise
State: CA Zip: 95969

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Jason Hackney / Kelly Hackney
Address: 503 Heathmore Ct.
City: Lincoln
State: CA Zip: 95648

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

Print Name: _____ Escrow # _____
Address: _____
City: _____ State: _____ Zip: _____

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