

DOUGLAS COUNTY, NV

2016-885679

RPTT:\$1.95 Rec:\$18.00

\$19.95 Pgs=5

08/09/2016 11:54 AM

READY LEGAL SUPPORT, INC.

KAREN ELLISON, RECORDER

Mail tax statements to:
The Ridge Sierra
265 Quaking Aspen Lane
Stateline, NV 89449

Recording requested by:
Arlo Lusby, II
When Recorded, Return to:
LT Transfers
4513 Hwy 129N
Cleveland, GA 30528

APN # 1319-30-542-016

Grant, Bargain, Sale Deed
The Ridge Sierra

That for a valuable consideration, receipt of which is hereby acknowledged, **Arlo Lusby, II and Bonnie J. Lusby, Husband and Wife as Joint Tenants with Right of Survivorship**, whose address is: Post Office Box 431, Sutter Creek, California 95685, hereinafter called the "Grantor",

Does hereby GRANT, BARGAIN, SELL AND CONVEY to **Jose Fernando Carli, as sole owner**, whose address is: Av Manoel Alves de Moraes 62, Guaruja, SP, Brazil CEP 11.441-105, hereinafter called the "Grantee"

The following real property located in the State of Nevada, County of Douglas, known as The Ridge Sierra, which is more particularly described in Exhibit "A" attached hereto and by this reference made a part hereof.

Together with the tenements, hereditaments and appurtenances thereunto belonging or appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

Subject to any and all matters of record, including taxes, assessments, easements, oil and mineral reservations and leases if any, rights, rights of way, agreements and the First Amended and Restated Declaration of Time Share Covenants, Conditions and Restrictions recorded May 14, 1986, at Book 586, Page 1232, as under Document No. 134736. Official Records of Douglas County, Nevada, and which Declaration is incorporated herein by this reference as if the same were fully set forth herein.

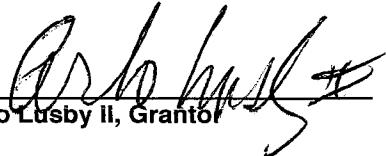
To Have and to Hold, all and singular the premises, together with the appurtenances, unto the said Grantee and Grantee's assigns forever.

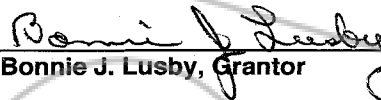
DOCUMENT DATE: _____

July 12, 2016

Derivation: This is the same property as conveyed to Grantor via deed recorded April 30, 1992 as Document Number 1992-277453 in Book 492 at Page 6025 in the Official Records of Douglas County, Nevada.

IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents the day and year first above written.


Arlo Lusby II, Grantor


Bonnie J. Lusby, Grantor

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF CALIFORNIA

COUNTY OF _____

On _____ 2016, before me, _____, personally appeared **Arlo Lusby II and Bonnie J. Lusby**, 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 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 California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Notary Public signature

Notary printed name
My commission expires: _____

 RUTH N. HERRERA
COMM. #2022930
Notary Public - California
LOS ANGELES COUNTY
My Comm. Exp. May 2, 2017
See acknowledgment RNH
00/13/14



All-purpose Acknowledgment California only

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

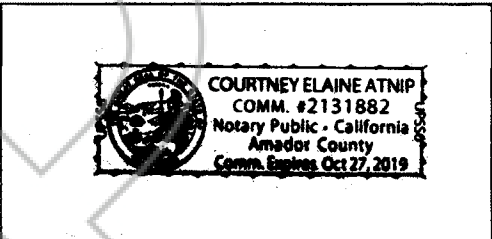
State of California

County of Amador

On 07/12/16 before me, Courtney Elaine Atnip, Notary (here insert name and title of the officer),

personally appeared Arlo Lusby II

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 he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/hers/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



Notary Seal

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.

Signature Courtney Elaine Atnip

Description of Attached Document

Type or Title of Document Grant, bargain, Sale deed

Document Date N/A Number of Pages N/A

Signer(s) Other Than Named Above N/A

Scanner Enabled Stores should scan this form
Manual Submission Route to Deposit Operations
DSG5350CA (Rev01-01/15)



FO01-000DSG5350CA-01

ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California
County of Los Angeles

On June 13, 2016 before me, Ruth N. Herrera, Notary Public
(insert name and title of the officer)

personally appeared Bonnie J. Lusby
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 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 California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Ruth N. Herrera (Seal)



Exhibit "A"

All that certain lot, piece or parcel of land situate in the County of Douglas, State of Nevada, described as follows:

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 3 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. A3** 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 for use and enjoyment and incidental purposes over, on and through the Common Areas 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 First Amended Restated Declaration of Time Share Covenants, Conditions and Restrictions for The Ridge Sierra recorded as Document No. 134786, Official Records, Douglas County, State of Nevada (the "C, C & 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 C, C & R's.

End of Exhibit "A"

STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number (s)

- a) 1319-30-542-016
- b) _____
- c) _____
- d) _____

2. Type of Property:

- | | | | |
|--|------------------------|-----------------------------|-----------------|
| a) <input type="checkbox"/> | Vacant Land | b) <input type="checkbox"/> | Single Fam Res. |
| c) <input type="checkbox"/> | Condo/Twnhse | d) <input type="checkbox"/> | 2-4 Plex |
| e) <input type="checkbox"/> | Apt. Bldg. | f) <input type="checkbox"/> | Comm'l/Ind'l |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/> | Mobile Home |
| i) <input checked="" type="checkbox"/> | Other <u>Timeshare</u> | | |

FOR RECORDERS OPTIONAL USE ONLY
Notes: _____

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property)	\$ <u>500.00</u>
Transfer Tax Value:	\$ <u>500.00</u>
Real Property Transfer Tax Due:	\$ <u>1.95</u>

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 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 *Paul Howard* Capacity Agent
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Arlo Lusby II
 Address: PO Box 431
 City: Sutter Creek
 State: CA Zip: 95685

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Jose Fernando Carli
 Address: Av Manoel Alves de Maraes 62
 City: Guaruja
 State: SP Zip: Brazil CEP 11.441-105

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Ready Legal Support Inc Escrow # NA
 Address: 4513 Hwy 129 North
 City: Cleveland State: GA Zip: 30528

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)