

PREPARED BY:
Michael L. OBrien
8175 S. Virginia St. 850-300
Reno, NV 89511



KAREN ELLISON, RECORDER

**RECORDING REQUESTED BY
AND WHEN RECORDED MAIL TO:**

✓ Ryan M. Peel
2670 Peavine Creek
Reno, NV 89523

MAIL TAX STATEMENTS TO:

Ryan M. Peel
2670 Peavine Creek
Reno, NV 89523

SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS THAT:

THIS QUITCLAIM DEED, made and entered into on the 26th day of July, 2016, between Roberta M. Roth, whose address is 465 Veronica Ct, Sparks, Nevada 89436, and Alan Studebaker, whose address is 465 Veronica Ct, Sparks, Nevada 89436, a married couple("Grantors"), and Danielle R. Peel, whose address is 2670 Peavine Creek, Reno, Nevada 890523, and Ryan M. Peel, whose address is 2670 Peavine Creek, Reno, Nevada 89523, a married couple ("Grantees").

For and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantors hereby Remise, Release, AND FOREVER Quitclaim to Grantees, as Tenants in Common, the property located in Douglas County, Nevada, described as:

Inventory No.: 17-014-40-02 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 1/1071st interest in and to all that real property situate in the County of Douglas, State of Nevada, described as follows: ADJUSTED PARCEL F: A parcel of land located within a portion of the West one-half of the Northeast one-quarter (W1/2 NE1/4) of Section 22, Township 13 North, Range 19 East, Mount Diablo Meridian, more particularly described as follows: Commencing at the one-quarter corner common to Sections 15 and 22, T13N, R19E, M.D.M., a found 1985 BLM brass cap as shown on the Record of Survey prepared by David D. Winchell and recorded September 28, 1989 in the office of the Recorder, Douglas County, Nevada as Document No. 211937; thence South 57°32'32"East, 640.57 feet to the POINT OF BEGINNING; thence North 80°00'00" East, 93.93 feet; thence North 35°00'00" East, 22.55 feet; thence North 10°00'00" West, 92.59 feet; thence North 80°00'00" East, 72.46 feet; thence South 10°00'00" East, 181.00 feet; thence South 80°00'00" West, 182.33 feet; thence North

10°00'00" West, 72.46 feet to the POINT OF BEGINNING. (Reference is made to Record of Survey for Walley's Partners Ltd. Partnership, in the office of the County Recorder of Douglas County, Nevada, recorded September 17, 1998 in Book 998, at Page 3261, as Document No. 449576.) 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 subject to said Declaration; with the exclusive right to use said interest for one Use Period within a PREMIUM UNIT each year in accordance with said Declaration. A Portion of APN: 1319-22-000-003

Method of obtaining description: Found on Previously Recorded Deed

Being the same property conveyed in the County Register's General Warranty Deed, Book 0200, Page 0861.

SUBJECT TO all, if any, valid easements, rights of way, covenants, conditions, reservations and restrictions of record.

Grantors grant all of the Grantors' rights, title and interest in and to all of the above described property and premises to the Grantees, and to the Grantees' heirs and assigns forever in fee simple, so that neither Grantors nor Grantors' heirs legal representatives or assigns shall have, claim, or demand any right or title to the property, premises, or appurtenances, or any part thereof.

Tax/Parcel ID Number: 17-014-40-02

IN WITNESS WHEREOF the Grantors have executed this deed on the 15th day of April, 20 16.

4-15-16
Date

Roberta M. Roth
Roberta M. Roth, Grantor

4-15-16
Date

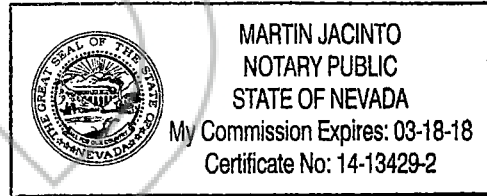
[Signature]
Alan Studebaker, Grantor

State of NEVADA
County of WASHOE

This instrument was acknowledged before me on the 15th day of April, 20 16 by Roberta M Roth and Alan Studebaker.

[Signature]
Notary Public Signature

Notary Public
Title or Rank



IN WITNESS WHEREOF the Grantees have executed this deed on the 25 day of July, 20 16.

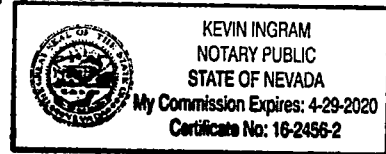
7/25/16
Date

[Signature]
Danielle R. Peel, Grantee

7/26/16
Date

[Signature]
Ryan M. Peel, Grantee

State of NEVADA
County of WASHOE

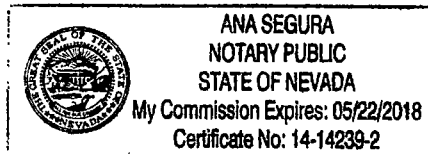


This instrument was acknowledged before me on the 25 day of July, 20 16 by Danielle R Peel and Ryan M Peel.

[Signature]
Notary Public Signature

NOTARY
Title or Rank

State of Nevada
County of Washoe
This instrument was acknowledged before me on 7/26/16 by Ryan M. Peel
[Signature] (Notary)



State of Nevada Declaration of Value

FOR RECORDERS OPTIONAL USE ONLY	
Document/Instrument #	_____
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

1. **Assessor Parcel Number(s)**
 a) A Portion of APN: 1319-15-000-015 _____
 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

3. **Total Value/Sales Price of Property:** \$ 18,075.00
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value per NRS 375.010, Section 2: \$ 18,075.00
 Real Property Transfer Tax Due: \$ 70.50 72.15

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 [Signature] Capacity SELLER
 Signature [Signature] Capacity BUYER

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Alan Studebaker
 Address: 465 Veronica Court
 City: Sparks
 State: NV Zip: 89436

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Ryan Peel
 Address: 2670 Peavine Creek
 City: Reno
 State: NV Zip: 89523

COMPANY REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

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