

DOUGLAS COUNTY, NV

2016-887322

RPTT:\$0.00 Rec:\$17.00

\$17.00 Pgs=4

09/09/2016 09:15 AM

STEWART TITLE VACATION OWNERSHIP

KAREN ELLISON, RECORDER

E06

A ptn of APN: 1319-30-631-006  
R.P.T.T. \$-0- (#6)  
Escrow No.: 20161217 / 49-106-09-03

Recording Requested By:  
**Stewart Vacation Ownership**

Mail Tax Statements to:  
Ridge Crest P.O.A.  
P.O. Box 5790  
Stateline, NV 89449

When Recorded Mail to:  
Sandra DeSousa  
14571 – 97<sup>th</sup> Rd. North  
West Palm Beach, FL 33412

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QUITCLAIM DEED  
(Title of Document)

This page added to provide additional information required by NRS 111.312 Sections 1-2.  
(Additional recording fee applies)

This cover page must be typed or legibly hand printed.

**QUITCLAIM DEED**

THIS QUITCLAIM DEED, executed this 22 day of Aug (month) 2016 (year), by Carl DeSousa a married man the first party, whose post office address is 3854 Higuera Rd., San Jose, CA 95148 and the second party, Sandra DeSousa, an unmarried woman whose post office address is 14571 97<sup>th</sup> Rd. North, West Palm Beach, FL 33412.

WITNESSETH, that the said first party, for good consideration and for the sum of zero Dollars (\$ 0 ) paid by the said second party, the receipt whereof is hereby acknowledged, does hereby remise, release and quitclaim unto the said second party forever, all the right title, interest and claim which the said first party has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Douglas State of Nevada, to wit:

The Ridge Crest Week # 4910609A, Stateline, NV

IN WITNESS WHEREOF, the said first party has signed and sealed these presents \_\_\_\_\_

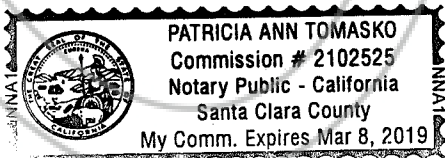
STATE OF California  
COUNTY OF Santa Clara

[Signature]  
~~Alan Dela Cruz~~ Carl DeSousa PT

On Aug 22 (month & day), 2016 (year) before me, Patricia Ann Tomasko personally appeared, Carl DeSousa personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to within this instrument and acknowledged to me that he/~~she~~ executed the same in his/~~her~~ authorized capacity, and that by his/~~her~~ signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

WITNESS my hand and official seal.

Patricia Ann Tomasko  
(Notary)



See Attached  
Notary Form

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

**CIVIL CODE § 1189**

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 Santa Clara )

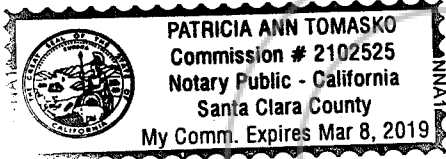
On Aug 22, 2016 before me, Patricia Ann Tomasko,  
Date Here Insert Name and Title of the Officer

personally appeared Carl DeSousa  
Name(s) of Signer(s)

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 Patricia Ann Tomasko  
Signature of Notary Public

Place Notary Seal Above

**OPTIONAL**

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

**Description of Attached Document**

Title or Type of Document: Quit Claim Deed Document Date: 8/22/2016  
Number of Pages: 1 Signer(s) Other Than Named Above: \_\_\_\_\_

**Capacity(ies) Claimed by Signer(s)**

- Signer's Name: \_\_\_\_\_
- Corporate Officer — Title(s): \_\_\_\_\_
- Partner —  Limited  General
- Individual  Attorney in Fact
- Trustee  Guardian or Conservator
- Other: \_\_\_\_\_

- Signer's Name: \_\_\_\_\_
- Corporate Officer — Title(s): \_\_\_\_\_
- Partner —  Limited  General
- Individual  Attorney in Fact
- Trustee  Guardian or Conservator
- Other: \_\_\_\_\_

Signer Is Representing: Self

Signer Is Representing: \_\_\_\_\_

**EXHIBIT "A"**

**(49)**

**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 1/26<sup>th</sup> interest as tenants in common, in and to the Common Area of Ridge Crest condominiums as said Common Area is set forth on that condominium map recorded August 4, 1988 in Book 888 of Official Records at Page 711, Douglas County, Nevada, as Document No. 183624.**
- (B) Unit No. 106 as shown and defined on said condominium map recorded as Document No. 183624, 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. 183624, 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" as that term is defined in the Declaration of Timeshare Covenants, Conditions and Restrictions for the Ridge Crest recorded April 27, 1989 as Document No. 200951 of 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 Crest project during said "USE WEEK" as more fully set forth in the CC&R's.**

**A Portion of APN: 1319-30-631-006**

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a) A ptn of 1319-30- 631-006  
 b) \_\_\_\_\_  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No.	_____
Book _____	Page _____
Date of Recording:	_____
Notes:	_____

2. Type of Property
- |   |   |
|---|---|
| a) <input type="checkbox"/> Vacant Land                       | b) <input type="checkbox"/> Single Family Residence |
| c) <input type="checkbox"/> Condo/Twnhse                      | d) <input type="checkbox"/> 2-4 Plex                |
| e) <input type="checkbox"/> Apartment Bldg.                   | f) <input type="checkbox"/> Commercial/Industrial   |
| g) <input type="checkbox"/> Agricultural                      | h) <input type="checkbox"/> Mobile Home             |
| i) <input checked="" type="checkbox"/> Other <u>Timeshare</u> |   |

3. Total Value/Sales Price of Property
- |  |              |
|--|--------------|
| 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: #6  
 Deed between former Spouses per Divorce Decree
- b. Explain Reason for Exemption: \_\_\_\_\_  
 Decree \_\_\_\_\_

5. Partial Interest: Percentage being transferred: 100 %

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.**

<b>Signature:</b>	<u>Carl A. DeSousa</u>	<b>Capacity:</b>	<b>Grantor</b>
<b>Signature:</b>	<u>Sandra DeSousa agent</u>	<b>Capacity:</b>	<b>Grantee</b>

**SELLER (GRANTOR) INFORMATION**

Print Name: Carl A. DeSousa  
 Address: 3854 Higuera Rd.  
 City/State/Zip San Jose, CA 95148

**BUYER (GRANTEE) INFORMATION**

Print Name: Sandra DeSousa  
 Address: 14571 - 97th Rd. North  
 City/State/Zip West Palm Beach, FL 33412

**COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer)**

Company Name: Stewart Vacation Ownership Escrow No 20161217  
 Address: 3476 Executive Pointe Way #16  
 City Carson City State: NV Zip 89706