

Prepared by:
Joseph Wong
After recording, return to:
Blue Water Vacations, LLC
P.O. Box 231542
Las Vegas, NV 89105



00042931201608877260050053

KAREN ELLISON, RECORDER

A portion of APN: 1319-15-000-015

#17-027-07-82

RPTT: 1.95

**DAVID WALLEY'S RESORT
GRANT, BARGAIN, SALE DEED**

THIS INDENTURE, made this 30th day of August, 2016 between Joseph Wong and Christina Wong, husband and wife, whose address is 210 Chestnut Avenue, South San Francisco, California 94080, Grantor, and Thai Yang and Lee P. Yang, joint tenants with the right of survivorship, whose address is 5239 Caparelli Court, Pleasanton, California 94588, Grantee;

WINTESSETH

That Grantor, in consideration for the sum of TEN DOLLARS (\$10.00), lawful money of the United States of America, paid to Grantor by Grantee, the receipt whereof is hereby acknowledged, does by these presents grant, bargain and sell unto the Grantee and Grantee's heirs and assigns, all that certain property located and situated in Douglas County, State of Nevada, more particularly described on Exhibit "A" attached hereto and incorporated herein by this reference:

TOGETHER with line 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 of way, agreements and Declaration of Time Share Covenants, Conditions and Restrictions for David Walley's Resort recorded on September 23, 1998, in Book 998 at Page 4404 as Documents Number 449993, 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 said Grantee and Grantee's successors and assigns forever.

IN WITNESS WHEREOF, Grantor has executed this conveyance the day and year first above written.

WITNESS:

[Signature]
Witness #1 Signature

KENNETH LIM
Witness #1 Print Name

Helen Lim
Witness #2 Signature

HELEN LIM
Witness #2 Print Name

BY:

[Signature]
Joseph Wong

[Signature]
Christina Wong

STATE OF _____

COUNTY OF _____

This instrument was acknowledged before me on _____ (date) by -
_____ (name(s) of person(s)).

Notary Public Signature

Printed Name: _____

(Seal)

My Commission Expires: _____

→ see Attached
→

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 San Mateo)

On 08/30/2016 before me, MAHENDRA S PATEL Notary Public
Date Here Insert Name and Title of the Officer

personally appeared Joseph Wong and Christina Wong
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 Mahendra S. Patel
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: Grant, Bargain & Sale Deed Document Date: 8/30/16
Number of Pages: _____ 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 Is Representing: _____

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

Signer Is Representing: _____

EXHIBIT "A"

(Walley's)

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 1/398th interest in and to all that real property situate in the County of Douglas, State of Nevada, described as follows:

PARCEL E-1 of the Final Subdivision Map LDA #98-05 for DAVID WALLEY'S RESORT, a Commercial Subdivision, filed for record with the Douglas County Recorder on October 19, 2000, in Book 1000, at Page 3464, as Document No. 0501638, and by Certificate of Amendment recorded November 3, 2000, in Book 1100, at Page 467, as Document No. 0502689, Official Records of Douglas County, Nevada.

Together with a permanent non-exclusive easement for utilities and access, for the benefit of Parcel E-1, as set forth in Quitclaim Deed recorded September 17, 1998, in Book 998, at Page 3250, as Document No. 0449574, Official Records, Douglas County, Nevada.

Together with those easements appurtenant thereto and such easements and use rights described in the Declaration of Timeshare 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 STANDARD UNIT every other year in EVEN – numbered years in accordance with said Declaration.

A portion of APN: 1319-15-000-015

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) a portion of 1319-15-000-015
 b) 17-027-07-82
 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

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

3. Total Value/Sales Price of Property: \$500.00
 Deed in Lieu of Foreclosure Only (value of property) _____
 Transfer Tax Value: \$500.00
 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 Beth Acby Capacity Agent

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Joseph & Christina Wong
 Address: 210 Chestnut Ave
 City: South San Francisco
 State: CA Zip: 94080

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Thai Yang & Lee P. Yang
 Address: 5239 Caparelli Court
 City: Pleasanton
 State: CA Zip: 94588

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Blue Water Vacations LLC Escrow # _____
 Address: P.O. Box 231542
 City: Las Vegas State: NV Zip: 89105

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