

DOUGLAS COUNTY, NV

2016-890560

RPTT:\$1.95 Rec:\$15.00

\$16.95 Pgs=2

11/14/2016 02:34 PM

SUMDAY VACATIONS

KAREN ELLISON, RECORDER

PTN: APN 1319-30-724-006

Ridge Tahoe

Actual/True Consideration \$500.00

Return recorded deed to:

Sunday Vacations

14788 Business 13

Branson West, MO 65737

Deed Prepared By:

Bruce Bottomley

2621 N.W. Cannon Way

Portland, OR 97229

Mail Tax Statements to:

Bruce A. Betts

505 Wallingford Lane

Folsom, CA 95630

### **GRANT, BARGAIN, SALE DEED**

THIS DEED, made this 8th day of November, 2016 by and between Bruce A. Bottomley and Anne E. Bottomley, Trustees under the Bottomley Family Trust Agreement dated August 25, 2004, whose address is 2621 N.W. Cannon Way, Portland, OR 97229 Grantor(s) to Bruce A. Betts and Janet C. Betts, Joint Tenants, as Grantee(s) whose address is 505 Wallingford Lane, Folsom, CA 95630.

#### **WITNESSETH**

That the Grantor, in consideration of Five Hundred Dollars (\$500.00) and other good and valuable consideration to it paid by the Grantee, the receipt of which is hereby acknowledged, has bargained and sold, and by these presents does grant bargain and sell and convey unto the aforesaid Grantee, their heirs, devisees, successors and assigns, the following described real property situated in the County of Douglas, State of Nevada:

An undivided 1/102<sup>nd</sup> interest as tenants in common in and to that certain real property and improvements as follows: (A) an undivided 1/38<sup>th</sup> interest in and to Lot 34 as shown on Tahoe Village Unit No. 3-13<sup>th</sup> Amended Map, recorded December 31, 1991, as Document No. 268097, re-recorded as Document No. 269053, Official Records of Douglas County, State of Nevada, excepting therefrom Unit 001 through 038 (inclusive) as shown on that certain Condominium Plan recorded June 22, 1987, as Document No. 156903; and (B) Unit No. 006 as shown and defined on said Condominium Plan; together with those easements appurtenant thereto and such easements described in the Fourth Amended and Restated Declaration of Time Share Covenants, Conditions and Restrictions for The Ridge Tahoe recorded February 14, 1984, as Document No. 096758, as amended, and in the Declaration of Annexation of The Ridge Tahoe recorded August 21, 1984, as Document No. 097150, as amended, by Documents recorded October 15, 1990, June 22, 1987 and November 10, 1987 as Documents Nos. 236691, 156904, and 166130, and as described in the Recitation of Easements Affecting the Ridge Tahoe recorded February 24, 1992, as Document No. 271619, and subject to said Declarations; with the exclusive right to use said interest in the same unit type, in Lot 34 only, for one week every other year in odd-numbered years in the Prime "Season" defined in said and in accordance with said Declarations.

A portion of APN: 1319-30-724-006

This conveyance is subject to and by accepting this Deed Grantee(s) do(es) hereby agree to assume the obligation for payment of real estate taxes for the current year and subsequent years. Further, by accepting this Deed Grantee(s) accepts title subject to the restrictions, liens and obligations set forth in the (1)

Conditions, restrictions, limitations, reservations, easements and other matters of record, (2) Declarations for the Project and all amendments and supplements thereto, and agrees to perform obligations set forth there in accordance with the terms thereof.

The Benefits and obligations hereunder shall inure to and be binding upon the heirs, executors, administrators, successors and assigns of the respective parties hereto. The plural number as used herein shall equally include the singular. The masculine or feminine gender as used herein shall equally include the neuter.

IN WITNESS WHEREOF Grantor has executed this instrument on the day and year first above written.

[Signature]  
Witness Signature

[Signature]  
Witness Signature

Will A. [Signature]  
Witness Printed Name

LISA TORRES  
Witness Printed Name

Bruce A. Bottomley, Trustee  
Bruce A. Bottomley, Trustee

Anne E. Bottomley Trustee  
Anne E. Bottomley, Trustee

STATE OF OREGON )  
COUNTY OF WASHINGTON )SS.

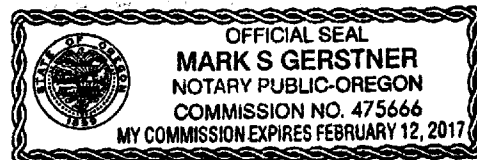
On this 8<sup>th</sup> day of NOVEMBER, 2016, before me (insert NAME and TITLE of OFFICER) MARK S GERSTNER Notary Public, personally appeared (insert name of signatory(ies)) Bruce A. Bottomley and Anne E. Bottomley who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that by 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 TRUSTEE(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

OREGON USA

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. (SEAL)

[Signature]  
Signature



Note to Notary: Please keep seal out of the 3/4 inch margin on all sides and do not place it over print of the document. ONLY BLACK, NO BLUE INK MAY BE USED FOR SIGNATURES OR STAMPS.

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a. 1319-30-724-006  
 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  
 Other Timeshare

<b>FOR RECORDER'S OPTIONAL USE ONLY</b>	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a. Total Value/Sales Price of Property      \$ 500.00  
 b. Deed in Lieu of Foreclosure Only (value of property)    ( 0.00 )  
 c. Transfer Tax Value:      \$ 500.00  
 d. 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: 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 \_\_\_\_\_ Capacity Agent

Signature \_\_\_\_\_ Capacity \_\_\_\_\_

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

Print Name: Bruce A. and Anne E. Bottomley  
 Address: 26211 NW Cannon Way  
 City: Portland  
 State: OR      Zip: 97229

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

Print Name: Bruce A. and Janet C. Betts  
 Address: 505 Wallingford Lane  
 City: Folsom  
 State: CA      Zip: 95630

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

Print Name: Sumday Vacations      Escrow #: SV63148-47916  
 Address: 14788 Business 13  
 City: Branson West      State: MO      Zip: 65737

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED