DOUGLAS COUNTY, NV

RPTT:\$0.00 Rec:\$16.00

2016-891545

\$16.00

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12/02/2016 01:33 PM

ANDERSON, DORN, & RADER, LTD.

KAREN ELLISON, RECORDER

E07

This document does not contain a social

security number.

APN: 42-282-04 & 42-140-10 (ptn.)

RECORDING REQUESTED BY:

Anderson, Dorn & Rader, Ltd. 500 Damonte Ranch Parkway, Suite 860 Reno, Nevada 89521

AFTER RECORDING MAIL TO:

Anderson, Dorn & Rader, Ltd. 500 Damonte Ranch Parkway, Suite 860 Reno, Nevada 89521

MAIL TAX STATEMENT TO:

BRENT I. RUSSELL and SUSAN D. RUSSELL 202 Webster Street Petaluma, CA 94952

GRANTEE'S ADDRESS:

BRENT I. RUSSELL and SUSAN D. RUSSELL, Trustees **RUSSELL FAMILY TRUST** 202 Webster Street Petaluma, CA 94952

RPTT: \$0.00 Exempt (7)

Exempt (7): A transfer of title to or from a trust, if the transfer is made without consideration.

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH THAT,

BRENT I. RUSSELL and SUSAN D. RUSSELL, who also took title as, BRENT RUSSELL and SUSAN RUSSELL husband and wife, as community property,

For NO consideration, do hereby Grant, Bargain, Sell and Convey unto:

BRENT I. RUSSELL and SUSAN D. RUSSELL, Trustees, or their successors in trust, under the RUSSELL FAMILY TRUST. dated August 22, 2014, and any amendments thereto.

It is the intent of the Trustors to maintain ownership of this asset as the Community Property of BRENT I. RUSSELL and SUSAN D. RUSSELL.

ALL their interest in that real property situated in the County of Douglas, State of Nevada, more particularly described in Exhibit "A," attached hereto and incorporated herein, together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues of profits thereof.

Subject To:

- 1. Taxes for the Current fiscal year, paid current
- 2. Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

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WITNESS our hands, this 10 day of NOVEMBER, 2016.
BA Russell BRENT I. RUSSELL
Susan Brussell
SUSAN D. RUSSELL
STATE OF CALIFORNIA }
COUNTY OF Sonoma
This instrument was acknowledged before me this November, 2016 by BRENT I. RUSSELL and SUSAN D. RUSSELL.
Notary Public C.H. WATTS
COMM. # 2015143 NOTARY PUBLIC - CALIFORNIA

SONOMA COUNTY
MY COMM. EXPIRES MAR. 26, 2017

EXHIBIT "A"

Legal Description:

An undivided 1/102nd interest as tenants in common in and to that certain real property and improvements as follows: (A) An undivided 1/106th interest in and to Lot 37 as shown on Tahoe Village Unit No. 3-13th Amended Map, recorded December 31, 1991, as Document No. 268097, rerecorded as Document No. 269053, Official Records of Douglas County, State of Nevada, excepting therefrom Units 039 through 080 (inclusive) and Units 141 through 204 (inclusive) as shown on that certain Condominium Plan Recorded July 14, 1988, as Document No. 182057; and (B) Unit No. 050 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 Phase Five recorded August 18, 1988, as Document No. 184461, as amended, 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 Lot 37 only, for one week every other year in the ODDnumbered years in the PRIME "Season" as defined in and in accordance with said Declarations.

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 the Fourth Amended and Restated Declaration of Timeshare Covenants, Conditions and Restrictions dated January 30, 1984 and recorded February 14, 1984, as Document No. 96758, Book 284, Page 5202, Official Records of Douglas County, Nevada as amended from time to time, and which Declaration is incorporated herein by this reference as if the same were fully set forth herein.

APN: 42-282-04

Legal Description:

An undivided 1/51st interest in and to that certain condominium as follows:

- (a) An undivided 1/20th interest, as tenants-in-common, in and to Lot 31 of Tahoe Village Unit No. 3, Fifth-Amended Map, recorded October 29, 1981, as Document No. 61612 as corrected by Certificate of Amendment recorded November 23, 1981 as Document No. 62661, all of Official Records Douglas County, State of Nevada. Except therefrom unit 81 to 100 Amended Map and as corrected by said Certificate of Amendment
- (b) Unit No. 082 as shown and defined on said last mentioned map and as corrected by said Certificate of Amendment.

APN: 42-140-10-(ptn.)

STATE OF NEVADA	
DECLARATION OF VALUE	
1. Assessor Parcel Number(s)	_
a) 42-282-04	
b) 42-140-10 (ptn.)	
c) d)	\ \
d)	\ \
2. Type of Property:	\ \
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a) Vacant Land b) Single Fam. R	
c) Condo/Twnhse d) 2-4 Plex	FOR RECORDERS OPTIONAL USE ONLY
e) Apt. Bldg f) Comm'l/Ind'l	BOOKPAGE DATE OF RECORDING:
g) Agricultural h) Mobile Home	NOTES:
i)	Trust OK BC
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3. Total Value/Sales Price of Property:	<u> </u>
Deed in Lieu of Foreclosure Only (value of property	
Transfer Tax Value:	\$ 0.00
Real Property Transfer Tax Due:	\$
4 ICEdian Claimad.	. \
4. <u>If Exemption Claimed:</u> a. Transfer Tax Exemption per NRS 375.090,	Section # 7
a. Transfer Tax Exemption per NRS 375.090, b. Explain Reason for Exemption: A transfer	to/from a trust, made without consideration.
o. Explain reason for Exemption. 14 denoise	torrioth a tradepridad Warrout deficient
375.110, that the information provided is correct to supported by documentation if called upon to substa	antiate the information provided herein. Furthermore, the aption, or other determination of additional tax due, may
Pursuant to NRS 375.030, the Buyer and Seller shall be jo	intly and severally liable for any additional amount owed.
Signature Bro & Hann	Capacity Grantor
Signature / / S & V ////	eapacity
Signature Susan D. Russyll	Capacity Grantor
SELLER (GRANTOR) INFORMATION (REQUIRED)	BUYER (GRANTEE) INFORMATION (REQUIRED)
Distance PRENT Land SUSAN D. PUSSELL	Print Name: RUSSELL FAMILY TRUST
Print Name: BRENT I. and SUSAN D. RUSSELL Address: 202 Webster Street	Address: 202 Webster Street
City: Petaluma	City: Petaluma
State: CA Zip: 94952	State: CA Zip: 94952
date. On Exp. dioce	
COMPANY/PERSON REQUESTING RECORDING	
(required if not the seller or buyer)	
Print Name: Anderson, Dorn & Rader, Ltd.	Escrow #
Address: 500 Damonte Ranch Pkwy, Suite 860	
City: Reno State: N	
(AS A PUBLIC RECORD THIS FORM	MAY BE RECORDED/MICROFILMED)