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KAREN ELLISON, RECORDER

E05

QUIT CLAIM DEED

TAX PARCEL #:

1319-30-645-003

FILED FOR RECORD AT REQUEST OF:

WHEN RECORDED RETURN TO:

Marcus W. Tikotsky

1577 Via Toyon

San Lorenzo, California, 94580

THIS SPACE PROVIDED FOR RECORDER'S USE

Quitclaim Deed

For and in consideration of \$10.00, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Marcus W. Tikotsky, married, of 1577 Via Toyon, San Lorenzo, CA 94580, (the "Grantor"), conveys and quit claims to Marcus W. Tikotsky, married, of 1577 Via Toyon, San Lorenzo, CA 94580, Patricia A. Tikotsky, married, of 1577 Via Toyon, San Lorenzo, CA 94580, Savannah Marlie Tikotsky, not married, of 1577 Via Toyon, San Lorenzo, CA 94580, and Chelsea Marie Tikotsky, not married, of 1577 Via Toyon, San Lorenzo, CA 94580, (collectively the "Grantee"), the following described real estate (the "Premises"), situated in the County of Douglas County, Nevada, together with all after acquired title of the Grantor in the Premises:

EXHIBIT 'A' (42)

An undivided 1/102nd interest as tenants in common in and to that certain real property and improvements as follows: (A) An undivided 1/48ths interest in and to Lot 42 as shown on Tahoe Village Unit No. 3-14th Amended Map, recorded April 1, 1994, as Document No. 333985, Official Records of Douglas County, State of Nevada, excepting therefrom Units 255 through 302 (inclusive) as shown on said map; and (B) Unit No. 280 as shown and defined on said map; 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, 2984, as Document No. 096758, as amended, and in the Declaration of Annexation of The Ridge Tahoe Phase Seven recorded April 26, 1995, as Document No. 360927, as amended by Amended and Restated Declaration of Annexation of The Ridge Tahoe Phase Seven, recorded May 4, 1995, as Document No. 361461, and as further amended by the Second Amendment to Declaration of Annexation of The Ridge Tahoe Phase Seven recorded October 17, 1995 as Document No. 372905, and as described in the First Amended Citation of Easements Affecting The Ridge Tahoe recorded June 9, 1995 as Document No. 363815, and subject to said Declarations; with the exclusive right to use said interest, in Lot 42 only, for one week every other year in odd-numbered years in accordance with said Declarations.

Together with a 13-foot wide easement located within a portion of Section 30, Township 13 North, Range 19 East, MDB&M, Douglas County, Nevada, being more particularly described as follows:

BEGINNING at the Northwest corner of this easement said point bears S. 43°19'06" E., 472.67 feet from Control Point "C" as shown on the Tahoe Village Unit No. 3, 13th Amended Map, Document No. 269053 of the Douglas County Recorder's Office;

Thence S. 52°20'29" E., 24.92 feet to a point on the Northerly line of Lot 36 as shown on said 13th Amended Map;

Thence S. 14°00'00" W., along said Northerly line, 14.19 feet;
Thence N. 52°20'29" W., 30.59 feet;
Thence N. 37°33'12" E., 13.00 feet to the POINT OF BEGINNING.

A portion of APN: 42-010-40.

Being all or part of the same property described in the County Register's Deed Book 0896, Page 3411.

DATED: 01 05, 2017

Signed in the presence of:


Signature

Marcus W. Tikotsky

Name

Grantor Acknowledgement

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 Amador

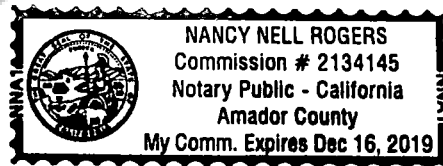
On this 5th day of Jan, 2017, before me, Nancy Nell Rogers, Notary Public personally appeared Marcus W. Tikotsky, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he/~~she~~ executed the same in his/~~her~~ 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.

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.

Nancy Nell Rogers
Notary Public

Nancy Nell Rogers
(print name)



Spousal Acknowledgement

I, Patricia A. Tikotsky of 1577 Via Toyon, San Lorenzo, CA 94580, spouse of Marcus W. Tikotsky, in consideration of the above sum and other good and valuable consideration received, do hereby waive and release to the Grantee all rights of dower, curtesy, homestead, community property, and all other right, title and interest, if any, in and to the above property.

Spouse's Signature:

Patricia A. Tikotsky

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 Amador

On this 5th day of Jan, 2017, before me, Nancy New Rogers, Notary Public personally appeared Patricia A. Tikotsky, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within 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.

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.

Nancy Nell Rogers
Notary Public

Nancy Nell Rogers
(print name)



COPY

Send Subsequent Tax Bills to: Marcus W. Tikotsky and Patricia A. Tikotsky, 1577 Via Toyon, San Lorenzo, CA 94580	Drafted By: Marcus W. Tikotsky
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DRAFT

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thence N. 52°20'29" W., 30.59 feet;
thence N. 37°33'12" E., 13.00 feet to the POINT OF BEGINNING.

A portion of APN: 42-010-40

REQUESTED BY
Stewart Title of Douglas County
IN OFFICIAL RECORDS OF
DOUGLAS CO. NEVADA

'96 AUG 20 A9:51

LINDA SLATER
RECORDER

PAID *9.00* DEPUTY

394587

BK0896PG3413

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 1319-30-645-003
- 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

FOR RECORDER'S OPTIONAL USE ONLY

Book: _____ Page: _____
Date of Recording: _____
Notes: _____

3. Total Value/Sales Price of Property

Deed in Lieu of Foreclosure Only (value of property) \$ 0
Transfer Tax Value: _____
Real Property Transfer Tax Due \$ 0

4. If Exemption Claimed:

- a. Transfer Tax Exemption per NRS 375.090, Section 5
- b. Explain Reason for Exemption: Deed to add daughters

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 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 Marcus Tikotsky Capacity Grantor

Signature Patricia A. Tikotsky Capacity Grantor

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

Print Name: Marcus Tikotsky
Address: 1577 Via Toyon
City: San Lorenzo
State: CA Zip: 94580

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

Print Name: Marcus Tikotsky
Address: 1577 Via Toyon
City: San Lorenzo
State: CA Zip: 94580

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

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

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED