

DOUGLAS COUNTY, NV

2017-893344

RPTT:\$1.95 Rec:\$16.00

\$17.95 Pgs=3

01/13/2017 11:22 AM

TANYAS TIMESHARE COMPANY

KAREN ELLISON, RECORDER

Recording Requested By:
David R Swain

Return this recorded deed to:
Tanya's Timeshare Company, LLC
1712 Pioneer Ave, Ste 1833
Cheyenne, WY 82001

Mail Tax Statements to:
Tanya's Timeshare Company, LLC
1712 Pioneer Ave, Ste 1833
Cheyenne, WY 82001

(for county recorder use only)

THE RIDGE CREST QUIT CLAIM DEED

APN: 40-370-17

This QUIT CLAIM DEED, Executed this 19th day of November, 2016, by the Grantor, **David R Swain a Single man** whose mailing address is 4573 Hemlock Cone Way, Ellicott City, MD 21042 to the Grantee, **Tanya's Timeshare Company LLC, a Wyoming Limited Liability Company** whose mailing address is 1712 Pioneer Avenue, Suite 1833, Cheyenne, WY 82001.

WITNESSETH: That the said Grantor, in consideration of the Sum of Five Hundred Dollars (\$500.00) and other valuable consideration to its paid by Grantee, the receipt of which is hereby acknowledged, does hereby remise, release and quit-claim unto the said Grantee forever, all the right, title, interest, claim and demand which the said Grantor has in and to the following described lot, piece or parcel land, situate, lying and being in the **County of Douglas, State of Nevada** to wit:

See Attached Exhibit "A"

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate right, title, interest, lien, equity and claim whatsoever for the said Grantee, either in law or equity to the only proper use, benefit and behoof of the said Grantor forever.

IN WITNESS WHEREOF, The said Grantor has signed and sealed these presents the day and year first above written.

[Signature]
David R Swain (Grantor)
DAVID R. SWAIN
Printed Name (Grantor)

WITNESSES:

[Signature]
Signature Witness 1
SANDRA D. LEHR
Printed Name Witness 1

[Signature]
Signature Witness 2
Seong Deon Jeong
Printed Name Witness 2

State of MARYLAND
County of HOWARD

On NOV. 19, 2016, before me DAVID A. MARKS, the
(date of notarization) (notary's printed name)
undersigned Notary Public in and for said State, personally appeared David R Swain personally
known (or proved) to be the person(s) whose name(s) is/are subscribed to the above instrument who
acknowledged that he/she/they executed the same.

WITNESS my hand and official seal

[Signature]
(notary's signature)

(seal)

DAVID A. MARKS
NOTARY PUBLIC STATE OF MARYLAND
My commission expires My Commission Expires April 16, 2019

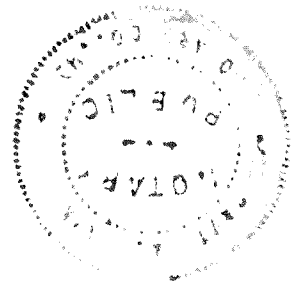


Exhibit "A"

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 1/26th 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. 208 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 for use and enjoyment and incidental purpose 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&Rs"). 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 40-370-17

STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number (s)

- a) 40-370-17
- b) _____
- c) _____
- d) _____

2. Type of Property:

- | | | | |
|--|-----------------|-----------------------------|-----------------|
| a) <input type="checkbox"/> | Vacant Land | b) <input type="checkbox"/> | Single Fam Res. |
| c) <input type="checkbox"/> | Condo/Twnhse | d) <input type="checkbox"/> | 2-4 Plex |
| e) <input type="checkbox"/> | Apt. Bldg. | f) <input type="checkbox"/> | Comm'l/Ind'l |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/> | Mobile Home |
| i) <input checked="" type="checkbox"/> | Other Timeshare | | |

FOR RECORDERS OPTIONAL USE ONLY	
Notes:	_____

3. Total Value/Sales Price of Property:

	<u>\$ 500.00</u>
Deed in Lieu of Foreclosure Only (value of property)	<u>\$ 0.00</u>
Transfer Tax Value:	<u>\$ 500.00</u>
Real Property Transfer Tax Due:	<u>\$ 1.95</u>

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 %

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.

Signature [Signature] Capacity Grantee
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)
 Print Name: David R Swain
 Address: 4573 Hemlock Cone Way
 City: Ellicott City
 State: MD Zip: 21042

BUYER (GRANTEE) INFORMATION

(REQUIRED)
 Print Name: Tanya's Timeshare Company LLC
 Address: 1712 Pioneer Avenue, Suite 1833
 City: Cheyenne
 State: WY Zip: 82001

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)
 Print Name: Tanya's Timeshare Company LLC Escrow # _____
 Address: 1712 Pioneer Avenue, Suite 1833
 City: Cheyenne State: WY Zip: 82001