

DOUGLAS COUNTY, NV

2017-896449

RPTT:\$1.95 Rec:\$16.00

\$17.95 Pgs=3

03/27/2017 04:02 PM

CHICAGO TIMESHARE ESCROW

KAREN ELLISON, RECORDER

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

RECORDING REQUESTED BY:

Chicago Title Company

10805 Rancho Bernardo Rd Suite 150

San Diego, CA 92127

WHEN RECORDED PLEASE MAIL TO:

Patricia Ann Thomas

Steven Eugene Thomas

1409 S. Siesta Dr.

Spokane Valley, WA 99206

MAIL TAX STATEMENTS TO:

Walley's Partners LTD Prtnershp

c/o Trading Places International

25510 CommerCentre Dr Ste 100

Lake Forest, CA 92630

CTT File Number: TQ4513

Contract Number: DWR-26204620

Real Property Transfer Tax: \$1.45

City: Genoa

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

THIS INDENTURE WITNESSETH: That for a valuable consideration, receipt of which is hereby acknowledged,

James T. Reynolds, a Married Man as His Sole and Separate Property

Does hereby REMISE, RELEASE AND FOREVER QUITCLAIM to:

Patricia Ann Thomas and Steven Eugene Thomas, Wife and Husband, as Joint Tenants with Right of Survivorship

All that real property situated in the City of **Genoa**, County of **Douglas**, State of **Nevada**, bounded and described as follows:

A timeshare estate comprised of an undivided **1/1989th** interest as tenants in common in and to that certain real property and improvements situate in the said County and State and as a reference only having Inventory No. **17-036-20-01** in the project commonly known as **David Walley's Resort**.

This being the same property conveyed to Grantor recorded on **10/23/2001** as Document Number **0526037** in **Book: 1001 Page 7692**, as more particularly described in Exhibit "A" attached hereto and made apart hereof.

THIS INSTRUMENT FILED FOR RECORD BY CHICAGO TITLE COMPANY AS AN ACCOMMODATION ONLY. IT HAS NOT BEEN EXAMINED AS TO ITS EXECUTION OR AS TO ITS EFFECT UPON THE TITLE.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

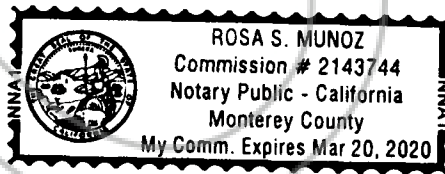
Document Date: February 7, 2017

James T. Reynolds
James T. Reynolds

STATE OF California }
COUNTY OF Monterey } ss:

This instrument was acknowledged before me on this 13 day of February, 2017
by James T. Reynolds.

Signature of Notary: Rosa S. Muñoz
Print Name of Notary: Rosa S. Muñoz
Commission Expiration: March 20, 2020



(Notary Seal)

SEAL MUST BE PLACED INSIDE BORDER OR THE RECORDER WILL REJECT DEED

Inventory No. : 17-036-20-01

**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 1/1989th interest in and to all that real property situate in the County of Douglas, State of Nevada, as 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. 501638, and by Certificate of Amendment recorded November 3, 2000 in Book 1100, Page 467, as Document No. 502689, 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, Page 3250 as Document No. 449574, Official Records, Douglas County, Nevada.

Together with those easements appurtenant thereto and such easements and use rights described in the Declaration of Time Share Covenants, Conditions and Restrictions for David Walley's Resort recorded September 23, 1998 as Document No. 0449993, and as amends by Document Nos. 0466255, 0485265, 0489959, 0509920 and 0521436, a subject to said Declaration; with the exclusive right to use said interest for one Use Period within a STANDARD UNIT each year in accordance with said Declaration.

A Portion of APN 1319-15-000-015

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. **Assessor Parcel Number(s)**
 a) A Portion of 1319-15-000-015
 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
 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: \$195

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 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 *James T. Reynolds* Capacity James T. Reynolds / Grantor

SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(REQUIRED)	(REQUIRED)
Print Name: <u>James T. Reynolds</u>	Print Name: <u>Patricia Ann Thomas</u>
Address: <u>9747 Bluestem Path Selinas, CA 93907</u>	Address: <u>1409 S. Siesta Dr. Spokane Valley, WA 99206</u>

COMPANY/PERSON REQUESTING RECORDING (Required if not the Seller or Buyer)

Print Name: Chicago Title - Timeshare CTT File Number: TQ4513
 Address: 10805 Rancho Bernardo Rd Suite 150
 City: San Diego State: CA Zip: 92127

Contract Number: DWR-26204620