APN: Portion of 1319-22-000-021 R.P.T.T. \$ 1.95

Recording Requested By And When Recorded Mail To: Stewart Vacation Ownership 11870 Pierce St., Suite 100 Riverside, CA 92505

Mail Tax Statements To: Walley's Property Owners Association c/o Trading Places International 25510 Commercentre Dr., #100 Lake Forest, CA 92630

Ref No.: 188194 / Order No.: 79782

DOUGLAS COUNTY, NV

2017-897127

RPTT:\$1.95 Rec:\$15.00 \$16.95 Pgs=2

04/12/2017 08:26 AM

STEWART VACATION OWNERSHIP RIVERSIDE

KAREN ELLISON, RECORDER

## GRANT, BARGAIN & SALE DEED

THIS INDENTURE WITNESSETH: That Charles W. McFail and Patricia I. McFail, husband and wife as joint tenants, for good and valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to Walley's Property Owners Association, a Nevada non-profit corporation all that real property situate in the County of Douglas, State of Nevada, bounded and described in Exhibit "A" attached thereto and made a part hereof;

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

Witness our hand(s) this 04 day of 11 Qrch 2017 Patricia I. McFail, His attorney-in-fact STATE OF }\$S

, 2017, before me, the undersigned, a Notary Public in and for said State, personally appeared Patricia I. McFail, 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.

Notary Public

DELIA ISABELLA MENDOZA Notary Public, State of Texas Comm. Expires 11-21-2020 Notary ID 124743625

## EXHIBIT "A"

## LEGAL DESCRIPTION FOR DAVID WALLEY'S RESORT

The land referred to herein is situated in the

State of

Nevada

County of

**Douglas** 

and is described as follows:

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 1/1071<sup>st</sup> interest in and to all that real property situate in the County of Douglas, State of Nevada, described as follows:

ADJUSTED PARCEL F: A parcel of land located within a portion of the West one-half of the Northeast one-quarter (W ½ NE ¼) of Section 22, Township 13 North, Range 19 East, Mount Diablo Meridian, more particularly described as follows:

Commencing at the one-quarter corner common to Sections 15 and 22, T13N, R19E, M.D.M., a found 1985 BLM brass cap as shown on the Record of Survey prepared by David D. Winchell and recorded September 28, 1989 in the office of the Recorder, Douglas County, Nevada as Document No. 211937; thence South 57°32'32" East, 640.57 feet to the POINT OF BEGINNIG; thence North 80°00'00" East, 93.93 feet; then North 35°00'00" East 22.55 feet; then North 10°00'00" West 92.59 feet; thence North 80°00'00" East, 72.46 feet; thence South 10°00'00" East, 181.00 feet; thence South 80°00'00" West, 182.33 feet; thence North 10°00'00" West, 72.46 feet to the POINT OF BEGINNING.

(Reference is made to Record of Survey of Walley's Partners Ltd. Partnership, in the office of the County Recorder of Douglas County, Nevada, recorded September 17, 1998 in Book 998, at Page 3261, as Document No. 449576.)

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 amended by Document Nos. 0466255, 04852265, 0489957, 0509920 and 0521436, and subject to said Declaration; with the exclusive right to use said interest for one Use Period within a DELUXE Unit each year in accordance with said Declaration.

Together with a perpetual non-exclusive easement for use and enjoyment in, to and throughout the Common Area and perpetual non-exclusive easement for parking and pedestrian and vehicular access, ingress and egress as set forth in Access Easement and Relocation recorded on May 26, 2006, in Book 0506 at Page 10729, as Document No. 0676008; and Access Easement recorded on July 26, 2006, in Book 0706 at Page 9371, as Document No. 0680633, all of Official Records, Douglas County, Nevada.

Inventory No.: 17-015-43-01

## State of Nevada Declaration of Value

1.		ssor(s) Parcel Number		$\wedge$				
•	a) .	Portion of 1319-22-0						
	b) .		· · · · · · · · · · · · · · · · · · ·			\ \	·	
	c)				**	\ \		
	d)					\ \		
		. •				\ \		
2.	Type	of Property:				S OPTIONAL USE C	NLY	
	a)	Vacant Land	b) ☐ Single Fam. Res.		cument/Instrumer			
	c)	☐ Condo/Twnhse	d) 🔲 2-4 Plex		ok:	Page:	<del></del> 1	
	e)	☐ Apt. Bldg.	f)		te of Recording: _		<del></del> .	
	g) _	☐ Agricultural	h) 🛘 Mobile Home	No	tes:			
	i)	➤ Other: <u>Timesh</u>	are				1	
			•				1	
3.		Value/Sales Price of		/ -	\$500.00		<u> </u>	
			re Only (value of property):	/ /		<u> </u>		
		sfer Tax Value:			\$500.00			
	Real	Property Transfer Ta	ax Due:	\ \	\$1.95			
					/	/		
4.	If Exemption Claimed:							
	a)	Transfer Tax Exemption, per NRS 375.090, Section:						
	b)	Explain Reason for Exemption:						
	0)	Explain Reason for	Exemption:					
5.	Doetic	al Interest. Percen	ntage being transferred:	100%	<del>\</del>			
٥.	ratua	n mieresi. Fercen	hage being transferred.	10078				
	The	undersioned declare(s	s) and acknowledges, under pe	enalty of periusy	nursuant to NRS 3	375 060 and NRS 375 1	10 that the	
inform			the best of their information					
			ided herein. Furthermore, the					
			e, may result in a penalty of			t 1% per month. Pursu	ant to NRS	
375.0	30, the	Buyer and Seller shall	l be jointly and severally liable	e for any addition	nal amount owed.			
	٠,	$\rightarrow X //X$	11220					
Signa	ıture 📐	TXV VV		Capacity_	Authorized	Agent		
Signa	fura			Capacity_	Authorized	Δoent		
		R (GRANTOR) INF	ORMATION			EE) INFORMATION		
/ =	<u>دریایا داد</u>	(REQUIRED)	ORMATION			UIRED)		
Print 1	Name:	Charles W. McFail	& Patricia I. McFail	Print Name		ty Owners Association		
Addre	ess:	2009 Forest Park Dr.		- Address:	c/o TPI, 25510 (	Commercentre Dr., #100		
City:		Arlington	Λ.	City:	Lake Forest	<del>-</del>		
State:	\		76001	State:	CA Z	ip: 92630	<u> </u>	
\	1		1 7	-				
COM	(PANY	/PERSON REQUES	TING RECORDING (requir	red if not seller	or buyer)		•	
- 1	Name:	Stewart Vacation C			79782			
Addre	la.	11870 Pierce St., S						
City:	The State of the S	Riverside	State: CA		Zip: 9	92505		
-	79							