

A.P.N.: 1318-22-002-007
File No: 141-2518017 (MK)
R.P.T.T.: \$2,262.00

When Recorded Mail To: Mail Tax Statements To:
Timothy K. Allen and Lynn M. Allen, Trustees
4 Ronnoco Road
Carmel Valley, CA 93924

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Tahoe Nevada Holdings LLC., a Nevada Limited Liability Company

do(es) hereby *GRANT, BARGAIN and SELL* to

Timothy K. Allen and Lynn M. Allen, Trustees of the Allen Family 1997
Revocable Trust dated October 1, 1997 as to an undivided 13.8% interest

the real property situate in the County of Douglas, State of Nevada, described as follows:

COMMENCING AT THE NORTHEAST CORNER OF LOT 16 IN BLOCK 3 AS SHOWN ON THE MAP OF OLIVER PARK, FILED IN THE OFFICE OF THE COUNTY RECORDER OF DOUGLAS COUNTY, NEVADA ON FEBRUARY 2, 1959; THENCE NORTH 18°23'35" EAST ALONG THE WESTERLY LINE OF MICHELLE DRIVE, A DISTANCE OF 111.645 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 65°16'52" WEST A DISTANCE OF 267.59 FEET; THENCE NORTH 28°48'49" EAST A DISTANCE OF 194.83 FEET; THENCE SOUTH 61°11'11" EAST A DISTANCE OF 257.37 FEET TO A POINT ON THE NORTHWESTERLY LINE OF SAID MICHELLE DRIVE; THENCE ALONG SAID LINE SOUTH 28°48'49" WEST A DISTANCE OF 70.69 FEET; THENCE ON A CURVE TO THE LEFT HAVING A RADIUS OF 575.0 FEET THROUGH A CENTRAL ANGLE OF 10°25'41" FOR AN ARC DISTANCE OF 104.58 FEET TO THE TRUE POINT OF BEGINNING.

NOTE: THE ABOVE METES AND BOUNDS DESCRIPTION APPEARED PREVIOUSLY IN THAT CERTAIN DOCUMENT RECORDED SEPTEMBER 24, 2015 IN BOOK N/A AS INSTRUMENT NO. 870073 OF OFFICIAL RECORDS.

Subject to

1. All general and special taxes for the current fiscal year.

2. Covenants, Conditions, Restrictions, Reservations, Rights, Rights of Way and Easements now of record.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

Date: 03/08/2017

COPY

Tahoe Nevada Holdings LLC., a Nevada Limited Liability Company

By: *Robert Mecay*
Name: Robert Mecay
Title: Chief Executive Officer

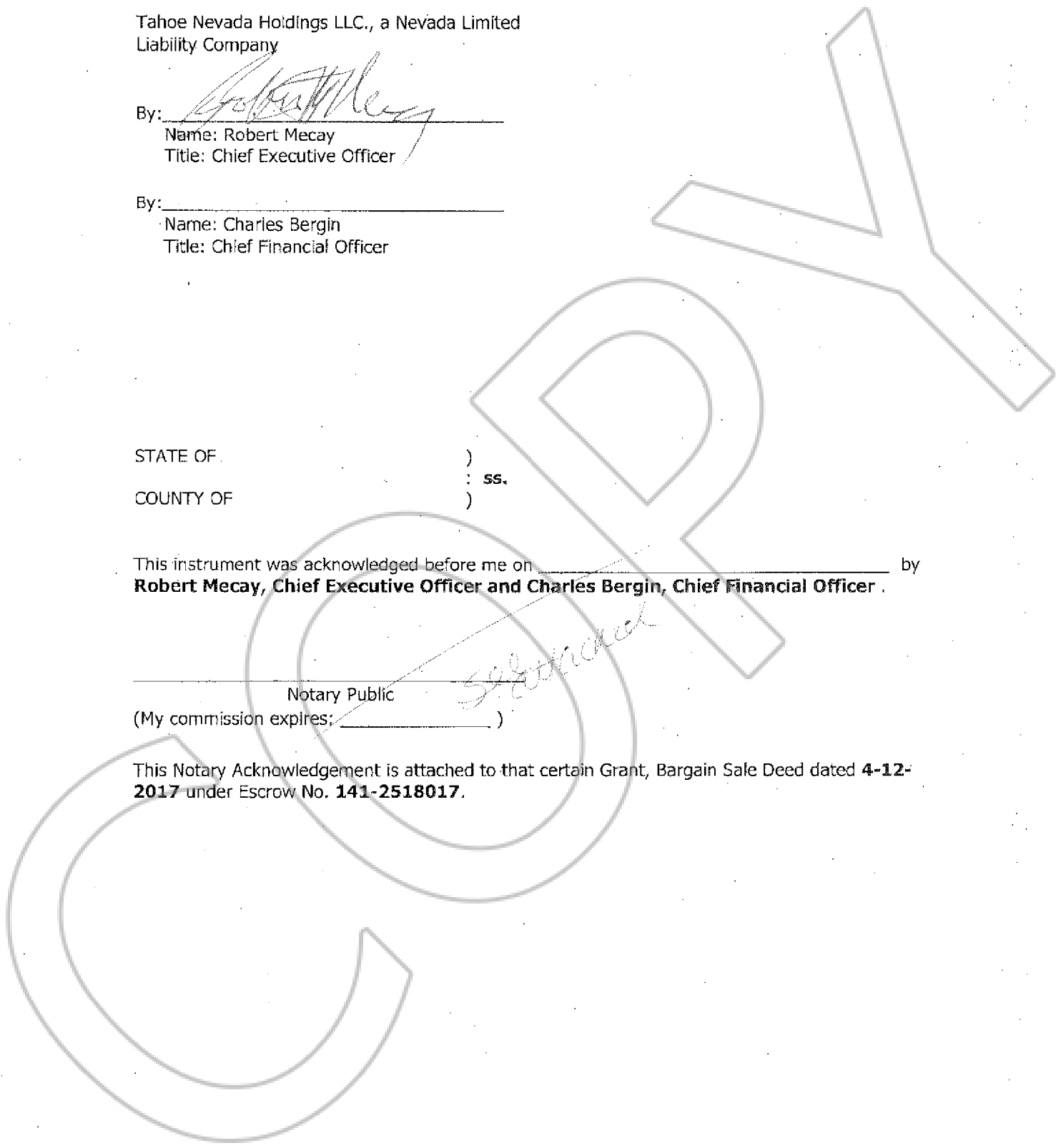
By: _____
Name: Charles Bergin
Title: Chief Financial Officer

STATE OF _____)
) **ss.**
COUNTY OF _____)

This instrument was acknowledged before me on _____ by **Robert Mecay, Chief Executive Officer and Charles Bergin, Chief Financial Officer**.

Notary Public
(My commission expires: _____)

This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated **4-12-2017** under Escrow No. **141-2518017**.



*Grant, Bargain and
Sale Deed*

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)SS

COUNTY OF Santa Barbara

On April 13, 2017 before me Patricia A. White Notary Public, personally appeared
Robert McCoy

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) 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.

Signature Patricia A. White



This area for official notarial seal.

Tahoe Nevada Holdings LLC, a Nevada Limited Liability Company

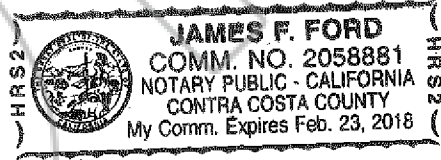
By: _____
Name: Robert Mecay
Title: Chief Executive Officer

By: Charles Bergin
Name: Charles Bergin
Title: Chief Financial Officer

STATE OF CALIFORNIA)
) : SS.
COUNTY OF Contra Costa)

This instrument was acknowledged before me on April 14, 2017 by **Robert Mecay, Chief Executive Officer and Charles Bergin, Chief Financial Officer** .

James F. Ford
Notary Public
(My commission expires: Feb 23, 2018)



This Notary Acknowledgement is attached to that certain Grant, Bargain Sale Deed dated 4-12-2017 under Escrow No. 141-2518017.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1318-22-002-007
- 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 _____

FOR RECORDERS OPTIONAL USE

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

- 3. a) Total Value/Sales Price of Property: \$580,000.00
- b) Deed in Lieu of Foreclosure Only (value of property) (\$ _____)
- c) Transfer Tax Value: \$580,000.00
- d) Real Property Transfer Tax Due \$2,262.00

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: _____
- b. Explain reason for exemption: _____

5. Partial Interest: Percentage being transferred: 13.8 %

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: *M. Kelsh*

Capacity: *agent*

Signature: _____

Capacity: _____

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

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

Print Name: Tahoe Nevada Holdings LLC

Print Name: Timothy K. Allen and Lynn

Address: P.O. Box 12520

Print Name: M. Allen, Trustees

Address: 4 Ronnoco Road

City: Zephyr Cove

City: Carmel Valley

State: NV Zip: 89448

State: CA Zip: 93924

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

Print Name: First American Title Insurance

File Number: 141-2518017 NMP/ mk

Address: P.O. Box 645

City: Zephyr Cove

State: NV Zip: 89448

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)