

DOUGLAS COUNTY, NV **2017-901401**
RPTT:\$1.95 Rec:\$15.00
\$16.95 Pgs=2 **07/14/2017 03:15 PM**
STEWART TITLE VACATION OWNERSHIP
KAREN ELLISON, RECORDER

A portion of APN: 1319-30-722-002
RPTT \$ 1.95 / #32-102-10-02

GRANT, BARGAIN, SALE DEED

THIS INDENTURE, made **August 18, 2016** between Ridge Tahoe Property Owner's Association, a Nevada nonprofit corporation Grantor, and **Reuben J. Washington and Donna J. Washington, Husband and Wife**/Grantee;
as joint tenants with right of survivorship

WITNESSETH:

That Grantor, in consideration for the sum of \$10.00, lawful money of the United States of America and other good and valuable consideration, paid to Grantor by Grantee, the receipt whereof is hereby acknowledged, does by these presents, grant bargain and sell unto the Grantee and Grantee's heirs and assigns, all that certain property located and situated in Douglas County, State of Nevada, more particularly described on (Exhibit "A") the Proper legal description will be attached by the escrow company, Stewart Title of Douglas County and incorporated herein by this reference;

TOGETHER with the tenements, hereditament and appurtenances there unto belonging or appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof;

TO HAVE AND TO HOLD all and singular the premises, together with appurtenances, unto the said Grantee and Grantee's assigns forever.

IN WITNESS WHEREOF, the Grantor has executed this conveyance the day and year first above written.

STATE OF NEVADA)
) SS
COUNTY OF DOUGLAS)

Ridge Taho Property Owner's Association
a Nevada Non-Profit Corporation BY:
Resort Realty, LLC, a Nevada Limited
Liability Company, its Attorney-In-Fact



Dan Gamson, Authorized Agent

This instrument was acknowledged before me on 9/13/16 by DAN GAMSON, as the authorized signer of Resort Realty LLC, a Nevada Limited Liability Company as Attorney-In-Fact for the Ridge Tahoe Property Owner's Association, a Nevada non-profit corporation.



Notary Public

SALVACION A. MEDINA
NOTARY PUBLIC
DOUGLAS COUNTY
STATE OF NEVADA
OCTOBER 13, 2018
CERTIFICATE NO: 14-15095-5

WHEN RECORDED MAIL TO
Reuben & Donna Washington
901 W. Orchard Ln.
Litchfield, Park, AZ 85340

MAIL TAX STATEMENTS TO:
Ridge Tahoe Property Owner's Association
P.O. Box 5790
Stateline, NV 89449

EXHIBIT "A"

(32)

An undivided 1/51st interest as tenants in common in and to that certain real property and improvements as follows: (A) An undivided 1/20th interest in and to Lot 32 as shown on Tahoe Village Unit No. 3 - 13th Amended Map, recorded December 31, 1991, as Document No. 268097, re-recorded as Document No. 269053, Official Records of Douglas County, State of Nevada, excepting therefrom Units 101 through 120 (inclusive) as shown on Tahoe Village Unit No. 3, Fifth Amended Map, recorded October 29, 1981, as Document No. 61612, as corrected by Certificate of Amendment recorded November 23, 1981, as Document No. 62661; and (B) Unit No. 102 as shown and defined on said last mentioned map as corrected by said Certificate of Amendment; 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, 1984, as Document No. 096758, as amended, and as described in the Recitation of Easements Affecting the Ridge Tahoe recorded February 24, 1992, as Document No. 271619, and subject to said Declarations; with the exclusive right to use said interest in Lots 31, 32 or 33 only, for one week each year in the SUMMER "Season" as defined in and in accordance with said Declarations.

A Portion of APN: 1319-30-722-002

State of Nevada Declaration of Value

FOR RECORDERS OPTIONAL USE ONLY

- 1. Assessor Parcel Number(s)
a) A ptn of 1319-30-722-002
b)
c)
d)

Document/Instrument #:
Book: Page:
Date of Recording:
Notes:

- 2. Type of Property
a) Vacant Land b) Single Fam. Res.
c) Condo/Twnhse d) 2 - 4 Plex
e) Apt. Bldg. f) Comm'/Ind'l
g) Agricultural h) Mobile Home
i) Other Timeshare

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: \$ 1.95

- 4. If Exemption Claimed:
a. Transfer Tax Exemption, per NRS 375.090, Section:
b. Explain Reason for Exemption:

5. Partial Interest: Percentage being transferred: N/A %

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.

Pursuant to NRS 375.030, the Buyer and Seller shall be jointly and severally liable for any additional amount owed.

Signature Capacity AGENT / Grantor
Signature Capacity

SELLER (GRANTOR) INFORMATION (REQUIRED)

BUYER (GRANTEE) INFORMATION (REQUIRED)

Print Name: Ridge Tahoe Property Owner's Association
Address: P.O. Box 5790
City: Stateline State: NV Zip: 89449

Print Name: Reuben & Donna Washington
Address: 901 W. Orchard Ln.
City: Litchfield Park State: AZ Zip: 85340

COMPANY/ PERSON REQUESTING RECORDING (REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Stewart Vacation Ownership Title Agency, Inc. Escrow #: 32-102-10-02
Address: 3476 Executive Way #16
City: Carson City State: NV Zip: 89706

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)