

DOUGLAS COUNTY, NV **2017-901692**  
 RPTT:\$3.90 Rec:\$15.00  
 \$18.90 Pgs=2 07/21/2017 10:16 AM  
 STEWART TITLE VACATION OWNERSHIP  
 KAREN ELLISON, RECORDER

<b>A.P.N. #</b>	A ptn of 1319-30-643-026
<b>R.P.T.T.</b>	\$ 3.90
<b>Escrow No.</b>	20170764- TS/AH
<b>Recording Requested By:</b>	
<b>Stewart Vacation Ownership</b>	
<b>Mail Tax Statements To:</b>	
Ridge Tahoe P.O.A. P.O. Box 5790 Stateline, NV 89449	
<b>When Recorded Mail To:</b>	
2K-XII Investments Australia, LLC Attn: Keith Pohlmann 15 Marana Street Warana Beach, Queensland AUSTRALIA 4575	


**GRANT, BARGAIN, SALE DEED**


THIS INDENTURE WITNESSETH: That **DALE B. KIMSEY** and **PATRICIA A. KIMSEY**, husband and wife for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain Sell and Convey to **2K-XII INVESTMENTS AUSTRALIA, LLC**, a Georgia Limited Liability Company and to the heirs and assigns of such Grantee forever, all that real property situated in the unincorporated area County of Douglas, State of Nevada, bounded and described as follows:

Ridge Tahoe, Terrace Building, Even Year Use, Account #28-021-03-81, Stateline, NV 89449. See Exhibit "A" attached hereto and by this reference made a part hereof.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: 7-14-17

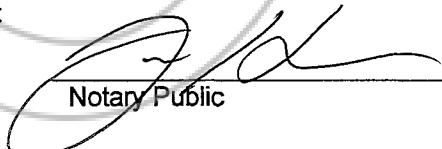
  
 Dale B. Kimsey

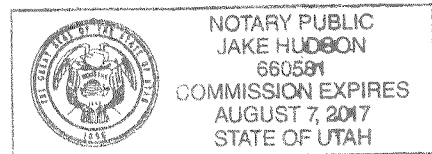
  
 Patricia A. Kimsey

State of Utah }  
 County of Salt Lake } ss.

This instrument was acknowledged before me on July 14, 2017 (date)

by: Dale B. Kimsey, Patricia A. Kimsey

Signature:   
 Notary Public



**EXHIBIT "A"**

**(28)**

**An undivided 1/102nd interest as tenants in common in and to that certain real property and improvements as follows: (A) An undivided 1/50<sup>th</sup> interest in and to Lot 28 as shown on Tahoe Village Unit No. 3 - 13<sup>th</sup> 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 1 through 50 (inclusive) as shown on said map; and (B) Unit No. 021 as shown and defined on said map; 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 in the Declaration of Annexation of The Ridge Tahoe Phase Six, recorded December 18, 1990, as Document No. 241238, as amended by Amended Declaration of Annexation of The Ridge Tahoe Phase Six, recorded February 25, 1992, as Document No. 271727, 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 the same unit type conveyed, in Lot 28 only, for one week every other year in Even -numbered years in accordance with said Declarations.**

**A Portion of APN: 1319-30-643-026**

This document is recorded as an  
ACCOMMODATION ONLY and without liability  
for the consideration therefore, or as to the  
validity or sufficiency of said instrument, or  
for the effect of such recording on the title of  
the property involved.

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)  
 a) A ptn of 1319-30-643-026  
 b) \_\_\_\_\_  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No.	_____
Book _____	Page _____
Date of Recording: _____	
Notes: _____	

2. Type of Property
- |   |   |
|---|---|
| a) <input type="checkbox"/> Vacant Land                       | b) <input type="checkbox"/> Single Family Residence |
| c) <input type="checkbox"/> Condo/Twnhse                      | d) <input type="checkbox"/> 2-4 Plex                |
| e) <input type="checkbox"/> Apartment Bldg.                   | f) <input type="checkbox"/> Commercial/Industrial   |
| g) <input type="checkbox"/> Agricultural                      | h) <input type="checkbox"/> Mobile Home             |
| i) <input checked="" type="checkbox"/> Other <u>Timeshare</u> |   |

3. Total Value/Sales Price of Property \$700.00  
 Deed in Lieu of Foreclosure Only (Value of Property) ( \_\_\_\_\_ )  
 Transfer Tax Value \$700.00  
 Real Property Transfer Tax Due: \$3.90

**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: *Dale B. Kimsey* Capacity: Grantor  
 Dale B. Kimsey

Signature: *[Signature]* Capacity: Grantee  
 2K-XII Investments Australia, LLC

**SELLER (GRANTOR) INFORMATION**

Print Name: Dale B. Kimsey  
 Address: 2828 E. Ksel Dr.  
 City/State/Zip Sandy, UT 84092-3448

**BUYER (GRANTEE) INFORMATION**

Print Name: 2K-XII Investments Australia, LLC  
 Address: 15 Marana Street, Warana Beach, Queensland  
 City/State/Zip Australia 4575

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

Company Name: Stewart Title Guaranty Company Escrow No 20170764- TS/AH  
 Address: 3476 Executive Pointe Way #16  
 City Carson City State: NV Zip 89706