DOUGLAS COUNTY, NV

RPTT:\$0.00 Rec:\$35.00

2018-913704

\$35.00

Pgs=2

05/02/2018 09:53 AM

CLARKSON & ASSOCIATES, LLC

KAREN ELLISON, RECORDER

E07

When recorded mail to:

Barry E. Clarkson, Esq.

P.O. Box 1630

St. George, Utah 84771

Mail Tax Notice to:

Joseph Bosze

8801 Sandy Vista Ct Las Vegas, NV 89131

APN: 1318-15-822-001; 1318-15-823-001

QUIT-CLAIM DEED

Joseph Bosze and Candace Bosze, Husband and Wife as Joint Tenants, Grantors, of Las Vegas, Clark County, State of Nevada, hereby quitclaim to

Joseph E. Bosze and Candace E. Bosze, Trustees, or their successors in trust, under the Bosze Family Revocable Living Trust, dated May 10, 2017, and any amendments thereto,

Grantee, of Las Vegas, Clark County, State of Nevada, for the sum of ten dollars (\$10.00) and other good and valuable consideration, the following described tract of land in Douglas County, State of Nevada, to wit:

(See attached Exhibit "A" incorporated herein by this reference)

TOGETHER WITH all improvements and appurtenances there unto belonging, and being SUBJECT TO easements, rights of way, restrictions of record and those enforceable in law and equity.

DATED: April 10, 2018

STATE OF UTAH

WASHINGTON COUNTY

The foregoing instrument was acknowledged before me on the 10th day of April, 2018 by Joseph Bosze and Candace Bosze who personally appeared before me and executed the same.

NOTARY PUBLIC

MICHELLE HEINZ Notary Public State Of Utah My Commission Expires 10-12-2019 COMMISSION NO. 685457

Candree Bisse

Candace Bosze

Exhibit A

APN: 1318-15-822-001; 1318-15-823-001

A 200,000/183,032,500 undivided fee simple interest as tenants in common in Units 12101, 12102, 12103, 12201, 12202, 12203, 12302, 14102, 14103, 14104, 14202, 14203, 14204 and 14302 in South Shore Condominium ("Property"), located at 180 Elks Point Road in Zephyr Cove, Nevada 89449, according to the Final Map #01-026 and Condominium Plat of South Shore filed of record in Book 1202, Page 2181 as Document Number 559872 in Douglas County, Nevada, and subject to all provisions thereof and those contained in that certain Declaration of Condominium - South Shore ("Timeshare Declaration") dated October 21, 2002 and recorded December 5, 2002 in Book 1202, Page 2182 as Instrument Number 559873, and also subject to all the provisions contained in that certain Declaration of Restrictions for Fairfield Tahoe at South Shore and recorded October 28, 2004 in Book 1004, Page 13107 as Instrument Number 628022, Official Records of Douglas County, Nevada, which subjected the Property to a timeshare plan called Fairfield Tahoe at South Shore ("Timeshare Plan").

Less and except all minerals and mineral rights which minerals and mineral rights are hereby reserved unto the Grantor, its successors and assigns.

The property is a/an Annual Ownership Interest as described in the Declaration of Restrictions for Fairfield Tahoe at South Shore and such ownership interest has been allocated 200,000 Points as defined in the Declaration of Restrictions for Fairfield Tahoe at South Shore, which points may be used by the Grantee in Each Resort Year(s).

SUBJECT TO:

- 1. Any and all rights of way, reservations, restrictions, easements, mineral exceptions and reservations, and conditions of record;
- 2. The covenants, conditions, restrictions and liens set forth in the Timeshare Declaration and the Declaration of Restrictions for Fairfield Tahoe at South Shore, and any supplements and amendments thereto;
- 3. Real estate taxes that are currently due and payable and are a lien against the Property.
- 4. All matters set forth on the plat of record depicting South Shore Condominium, and any supplements and amendments thereto.

STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number(s)	
a. <u>1318-15-822-001</u>	\ \
ь. <u>1318-15-823-001</u>	
c.	
d.	
2. Type of Property:	
a. Vacant Land b. Singl	e Fam. Res. FOR RECORDERS OPTIONAL USE ONLY
c. Condo/Twnhse d. 2-4 F	
e. Apt. Bldg f. Com	m'l/Ind'l Date of Recording:
- · ·	ile Home Notes: Trust OK BC
	in thems
3.a. Total Value/Sales Price of Proper	tv \$
b. Deed in Lieu of Foreclosure Only	
c. Transfer Tax Value:	
d. Real Property Transfer Tax Due	\$
d. Real Property Transfer Tax Due	•
4. If Exemption Claimed:	
a. Transfer Tax Exemption per N	IRS 375 000 Section 07
	n: Transfer to or from a trust without consideration
b. Explain Reason for Exemption	1. Transfer to or from a trust without consideration
5. Partial Interest: Percentage being	transferred: 100 %
	redges, under penalty of perjury, pursuant to NRS 375.060
	on provided is correct to the best of their information and belief,
	on if called upon to substantiate the information provided herein.
	allowance of any claimed exemption, or other determination of
	alty of 10% of the tax due plus interest at 1% per month. Pursuant
	shall be jointly and severally liable for any additional amount owed.
to 14kg 575.050, the Buyer and Sener	shall be jointly and severally habit for any additional amount owed.
Signature	Capacity: Counsel
Signature /	Cupacity. Ocunos
Signature	Capacity:
Signature	Capacity
SELLER (GRANTOR) INFORMA	TION BUYER (GRANTEE) INFORMATION
(REQUIRED)	(REQUIRED)
Print Name: Joseph E. Bosze	Print Name: Joseph E. Bosze
Address: 8801 Sandy Vista Ct	Address: 8801 Sandy Vista Ct
City: Las Vegas	City: Las Vegas
State: Nevada Zip: 89131	
= = = = = = = = = = = = = = = = = = =	States Hoyada Sept 66 16 1
COMPANY/PERSON REQUESTI	NG RECORDING (Required if not seller or buyer)
Print Name: Clarkson & Associates	
Address: P.O. Box 1630	200000000000000000000000000000000000000
City: St. George	State:Utah Zip: 84770
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