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DOUGLAS COUNTY, NV

RPTT:\$1.95 Rec:\$35.00 Total:\$36.95

2018-915929 06/22/2018 01:22 PM

1862 LLC

Pgs=4

Assessor's	Parcel	# <u>a</u>	portion (of '	<u> 1319-15-000-025</u>

Real Property Transfer Tax \$1.95

Recording Requested by: 1862, LLC 2001 Foothill Road Genoa, Nevada 89411

After recording, please return to: 1862, LLC 3179 N. Gretna Road Branson, MO 65616

	915929004004	

KAREN ELLISON, RECORDER

GRANT DEED

This Grant Deed is executed on this _____ day of ______, 20______, 20______, by the following identified party(ies) who shall be collectively referred to herein as "Grantor", **Vernon L. Jensen and Dorothy A. Jensen, Husband and Wife**, as **Joint Tenants with Right of Survivorship**, to and in favor of **Vernon L. Jensen**, a **Single Person**, ("Grantee").

For and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, Grantor, has granted, bargained, sold, aligned, conveyed, and confirmed, and by these presents does hereby grant, bargain, sell, alien, convey, and confirm unto the Grantee and unto the heirs, successors and assigns, as applicable, of Grantee forever, the following described real property located in Douglas County, Nevada:

An undivided fee simple ownership interest in and to the following described Time Share Interest that has been created at David Walley's Hot Springs Resort and Spa located in Douglas County, Nevada and more fully described within that certain Fifth Amended and Restated Declaration of Time Share Covenants, Conditions and Restrictions for David Walley's Resort that has been filed of record on August 27, 2001 with the Recorder in and for Douglas County, Nevada in Book 0801 Page 6980, as amended:

Unit Type: <u>2bd</u> Phase: <u>1</u> Inventory Control No: <u>36021001270</u> Alternate Year Time Share: <u>Annual</u>

If acquiring a Time Share Interest in Phase I, BUYER will receive fee title to a 1/1071th undivided interest (if annually occurring) or a 1/2142th undivided interest (if biennially occurring) in said Phase. If acquiring a Time Share Interest in Phase II, BUYER will receive fee title to a 1/1989th undivided interest (if annually occurring) or a 1/3978th undivided interest (if biennially occurring) in said Phase. If acquiring a Time Share Interest in Phase III, BUYER will receive fee title to a 1/1224th undivided interest (if annually occurring) or a 1/2448th undivided interest (if biennially occurring) in said Phase. If acquiring a Time Share Interest in the Dillon Phase, BUYER will receive fee title to a 1/1224th undivided interest (if annually occurring) or a 1/2448th undivided interest (if biennially occurring) in said Phase.

TO HAVE AND TO HOLD THE SAME, along with all appurtenances related thereto, forever and in fee simple but subject to the usage limitations as contained in the Declaration, all restrictions imposed by the Walley's Property Owners Association, Inc., all other restrictions reserved unto the Grantor, all other easements and restrictions of every nature of record, and state and county ad valorem and other taxes, if any.

AND THE SAID Grantor will warrant and forever defend the right and title to the above-described property, subject to those encumbrances and limitations as set forth herein, unto the Grantee against the claims of all persons whomsoever.

AND THE SAID Grantor, to the extent applicable, does hereby release in full all dower, curtesy, homestead and other constitutional or statutory rights of whatever nature which Grantor may possess in and to said real property.

IN WITNESS WHEREOF, Grantor has executed and delivered this Grant Deed to Grantee as of the date first referenced above.

		GRANTOR:
		Versa of June
		Vernon L. Jensen
		(deceased)
		Dorothy A. Jensen
	/ /	
	/ /	ACKNOWLEDGMENT
(STATE OF)	
(COUNTY OF))
	_ day of	, 20, before me personally appeared Vernon L. ons described herein and who executed the foregoing, and
		uted the same as his/her/their free act and deed.
IN TEOTIN	1010/14/150505 1	
		have hereunto set my hand and affixed my official seal in the, the day and year first above written.
	, oldlo or _	, the day and year mist above written.
		NOTABY BUBLIO
My Term Expires:	/ /	NOTARY PUBLIC
	//	
The same of the sa		

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						entity of the individual who signed the cy, or validity of that document.
	of California y of)		/	
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On	Date	before me,	9	Horo Inco	nt Nan	ne and Title of the Officer
perso	nally appeared	Pernon L. Ja				Pruse, a notary ne and Title of the Officer
				Name(s) o	f Signe	er(s)
subsc his/he	ribed to the within i	nstrument and ack pacity(ies), and that i	nowled by his/t s) acted I co of	ged to me per/their sig d, executed ertify unde	that gnature d the in r PEN of Calif	e person(s) whose name(s) s/s/a ne/she/they executed the same es) on the instrument the person(s nstrument. ALTY OF PERJURY under the law fornia that the foregoing paragrap
NNA 1	JEFFREY D. Notary Public - Fresno Co Commission # My Comm. Expires	California NA	WI	la.	hand	and official seal.
_	Place Notary S	Geal Above	ODTIO			Signature of Notary Public
Tho		otional, completing ent reattachment of		ormation c		ter alteration of the document or ded document.
	iption of Attached I r Type of Document	Document				ment Date:
Numb	er of Pages:	_ Signer(s) Other	Than N	Named Ab	ove: _	
	city(ies) Claimed by			0:	. 1	
Signer	's Name: porate Officer — Title	2(0):		Signer's N		
	ner – 🗆 Limited [ficer — Title(s): Limited □ General
	75	ney in Fact				☐ Attorney in Fact
☐ Trus		dian or Conservator	-			☐ Guardian or Conservator
☐ Oth	er:					
Signer	Is Representing:					senting:
						

STATE OF NEVADA DECLARATION OF VALUE

1. Assessors Parcel Number(s)	DOCUMENT/INSTRUMENT #:
a) <u>1319-15-000-025</u>	BOOK PAGE DATE OF RECORDING:
b)	NOTES:
c)	1.0120.
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) X Other: <u>Timeshare</u> 	
3. Total Value/Sales Price of Property: Deed in Lieu of Foreclosure Only (value of property Transfer Tax Value: Real Property Transfer Tax Due:	s 500.00 rty) \$ 500.00 \$ 1.95 \(\)
4 107 4 611 4	
4. If Exemption Claimed:	
Transfer Tax Exemption per NRS 375.090,	
Explain Reason for Exemption:	
5. Partial Interest: Percentage being transferred:	%
5. Fartial interest. Tereontage deing transferred.	——\^0
375.110, that the information provided is correct t supported by documentation if called upon to subs	er penalty of perjury, pursuant to NRS 375.060 and NRS to the best of their information and belief, and can be stantiate the information provided herein. Furthermore, the emption, or other determination of additional tax due, may est at 1% per month.
Pursuant to NRS 375.030, the Buyer and Seller shall b	e jointly and severally liable for any additional
amount owed.	
Signature	Capacity Authorized Agent for 1862, LLC
Signature	Capacity
SELLER (GRANTOR) INFORMATION (REQUIRED)	BUYER (GRANTEE) INFORMATION (REQUIRED)
Print Name: Vernon L. Jensen	Print Name: 1862, LLC
Address: 7945 East Nees Avenue	Address: 2001 Foothill Rd.
City: Clovis	City: Genoa
State: CA Zip: 93619-8216	State: NV Zip: 89411
COMPANY/PERSON REQUESTING RECORDING (required if not the seller or buyer)	
Print Name: Rhea Harvey	Escrow#
Address: 3179 N. Gretna Road	
_	ssouri Zip: 65616
·	DRM MAY BE RECORDED/MICROFILMED)

FOR RECORDERS OPTIONAL USE ONLY