

DOUGLAS COUNTY, NV

2018-916383

RPTT:\$0.00 Rec:\$35.00

\$35.00 Pgs=3

07/03/2018 10:13 AM

UDEED, LLC

KAREN ELLISON, RECORDER

E07

APN: 1319-30-721-001

R.P.T.T.: \$0.00

Exempt: (7)

Recording Requested By:

uDeed, LLC
9041 South Pecos Road, Suite 3900
Henderson, NV 89074

After Recording Mail To:

uDeed, LLC - 86619
9041 South Pecos Road, Suite 3900
Henderson, NV 89074

Send Subsequent Tax Bills To:

Ridge Tahoe Property Owners Association
c/o Resort West
P.O. Box 5790
Stateline, NV 89449

QUITCLAIM DEED

TITLE OF DOCUMENT

THIS INDENTURE WITNESSETH THAT, **Bret William Leslie, a married man, joined by his spouse, Karen Rebekah Stern**, FOR GOOD AND VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, do(es) hereby REMISE, RELEASE AND FOREVER QUITCLAIM to **Bret William Leslie and Karen Rebekah Stern, Trustees under The Leslie Stern Trust dated April 6, 2018**, whose address is 9929 Woodrow Street, Vienna, Virginia 22181,

ALL that real property situated in the County of **Douglas**, State of **Nevada**, bounded and described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

Per NRS 111.312 - The Legal Description appeared previously in **Grant, Bargain and Sale Deed**, recorded on **November 10, 2015**, Document No. **2015-872441** in Douglas County Records, Douglas County, Nevada.

MORE commonly known as: **The Ridge Tahoe
420 Ridge Club Drive, Unit 81
Stateline, Nevada 89449**

Subject To: Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

TOGETHER with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining.

WITNESS my/our hands, this 3rd day of May, 20 18.

Bret William Leslie
Bret William Leslie

Karen Rebekah Stern
Karen Rebekah Stern

STATE OF Virginia)
COUNTY OF Fairfax) ss

This instrument was acknowledged before me, this 3rd day of May, 20 18, by **Bret William Leslie and Karen Rebekah Stern.**

Vahedi Sr.
Notary Public

Seyed M V. Rodala / Notary Public
Title and Rank
My Commission Expires: 8-31-2021

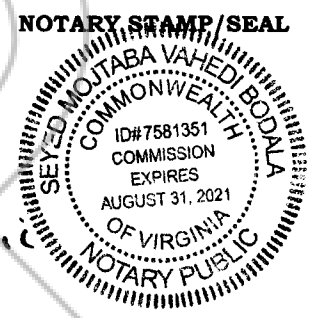


EXHIBIT "A"
LEGAL DESCRIPTION

ALL THAT REAL PROPERTY SITUATED IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, BOUNDED AND DESCRIBED AS FOLLOWS:

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 31 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 081 THROUGH 100 (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. 081 AS SHOWN AND DEFINED ON SAID LAST MENTIONED MAP 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 IN THE DECLARATION OF ANNEXATION OF THE RIDGE TAHOE PHASE II RECORDED FEBRUARY 14, 1984, AS DOCUMENT NO. 096759, AS AMENDED BY DOCUMENT RECORDED OCTOBER 15, 1990, AS DOCUMENT NO. 236690, 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 DECLARATION.

A PORTION OF APN: 1319-30-721-001

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)
 a) 1319-30-721-001
 b) _____
 c) _____
 d) _____

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

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument #:	_____
Book: _____	Page: _____
Date of Recording:	_____
Notes:	<u>Trust OK BC</u>

3. Total Value /Sales Price of Property: \$ 0.00
 Deed in Lieu of Foreclosure Only (value of property) ()
 Transfer Tax Value: \$ 0.00
 Real Property Transfer Tax Due: \$ 0.00

4. **If Exemption Claimed:**
 a. Transfer Tax Exemption per NRS 375.090, Section 7
 b. Explain Reason for Exemption: Transfer without consideration to a Trust.

5. Partial Interest: Percentage being transferred: _____ %

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: Bret William Leslie Capacity: Grantor
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: **Bret William Leslie
Karen Rebekah Stern**
 Address: **P. O. Box 5790**
 City: **Stateline**
 State: **Nevada** Zip: **89449**

Print Name: **The Leslie Stern Trust**
 Address: **9929 Woodrow Street**
 City: **Vienna**
 State: **Virginia** Zip: **22181**

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

Print Name: uDeed, LLC Escrow #: _____
 Address: 9041 S. Pecos Road, Suite 3900
 City, State, Zip: Henderson, NV 89074

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