



00076771201809171900070079

KAREN ELLISON, RECORDER

APN: 1319-30-7^{2TB}2-013

Return document to:
Phillip Bride
805B Pollen Ct.
Gardnerville, NV 89460

Mail tax statements to:
Steven Ryan
3135 Woodfern Cir
Thousand Oaks, Ca 91360

In compliance with NRS 239B.030, I, the undersigned, hereby affirm that this document submitted for recording does not contain a Social Security number.

WARRANTY DEED

This WARRANTY DEED, executed on this 29 day of June , 2018 , by
the grantor,
Steven Ryan and Hollis Ryan
3135 Woodfern Cir
Thousand Oaks, Ca 91360

to the grantee,
Ashleigh Albrandt, a unmarried woman, with right of survivorship
1092 Craig Ave.
South Lake Tahoe, CA 96150

WITNESSETH, that the said grantor, for and in consideration of the sum of:
\$101 (One hundred one Dollars)
the receipt whereof is hereby acknowledged, does hereby grant, bargain, sell and
convey the following parcel of real property in Douglas County,
Nevada, and legally described as:
See Exhibit A

Property address: 400 Ridge Club Dr. Stateline, NV 89449
Source of Title:
See Exhibit A

TOGETHER with the tenements, hereditaments, and appurtenances thereto belonging or appertaining, subject to:

AND the grantor covenants with the grantee that the grantor is now seised in fee simple of the property granted; that the grantee shall enjoy the same without any lawful disturbances; that the same is free from all encumbrances, excepting those set forth above; and that the grantor will WARRANT AND DEFEND the grantee against the lawful claims and demands of all persons claiming the whole or any part of the above bargained and granted lands and premises.

IN WITNESS WHEREOF, the said parties have signed and sealed these presents the day and year first above written.

Hollis Ryan
Signature
Hollis Ryan
Print name
Seller
Capacity

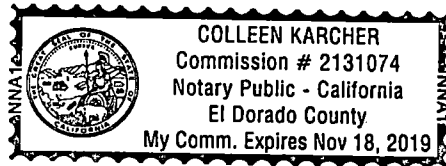
Steve Ryan
Signature
Steve Ryan
Print name
Seller
Capacity

Construe all terms with the appropriate gender and quantity required by the sense of this deed.

STATE OF CALIFORNIA)
COUNTY OF EL DORADO)

This instrument was acknowledged before me on the 29 day of JUNE, 2018, by HOLLIS E. RYAN & STEVE J. RYAN

[Signature]
Signature
COLLEEN KARCHER
Print name
NOTARY PUBLIC
Title
My commission expires:
11.18.19



DOC # 759544
03/03/2010 10:07AM Deputy: DW
OFFICIAL RECORD
Requested By:
SPL INC - LA
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 4 Fee: 17.00
BK-310 PG-573 RPTT: 15.60



RECORDING REQUESTED BY:
CHICAGO TITLE

MAIL TAX STATEMENTS TO:
STEVEN RYAN
HOLLIS RYAN
1674 VALLEY HIGH AVENUE
THOUSAND OAKS, CA 91362

APN: 1919-30-722-019
930831564-086
ESCROW #: TS19867

DOCUMENTARY TRANSFER TAX: \$15.00

CITY: STATELINE

SPACE ABOVE THIS LINE FOR RECORDER'S USE

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That for a valuable consideration, receipt of which is hereby acknowledged,

GABRIELLA DRANEY, AN UNMARRIED WOMAN who acquired title as Gabriella Martin, a married woman. (AND BRYAN SCOTT MARTIN PURSUANT TO EXHIBIT "B" TITLED "ASSIGNMENT OF INTEREST" ATTACHED HERETO AND MADE A PART HEREOF) does Hereby GRANT, BARGAIN, SELL AND CONVEY to:

STEVEN RYAN and HOLLIS RYAN, HUSBAND AND WIFE, AS JOINT TENANTS WITH RIGHT OF SURVIVORSHIP

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 as Unit No. 112, One Week Each Year, Winter Season, in the project identified as **THE RIDGE TAHOE**, as created and defined more fully in instrument recorded in Official Records of Douglas County, State of Nevada and as more completely described on Exhibit "A" attached hereto and made a part hereof.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in any wise appertaining.

(Signature and Notary acknowledgment continued on Page 2)



Page 2



GABRIELLA DRANEY
(Formerly Gabriella Martin)

Document Date: February 9, 2010

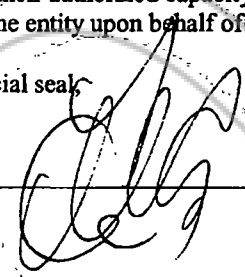
STATE OF TX

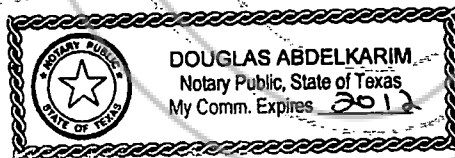
County of Dallas } ss.

On 15th of Feb (date) before me,
Douglas Abdel Karim (notary name), a Notary Public, Personally appeared
GABRIELLA DRANEY, who proved to me on the basis of satisfactory evidence to be the person(s)
whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they
executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the
instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal

Notary Signature _____





{Area for official notary seal}

Douglas Abdel Karim



EXHIBIT "A"

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, RERECORDED AS DOCUMENT NO. 269053, OFFICIAL RECORDS OF DOUGLAS COUNTY, STATE OF NEVADA, EXCEPTING THEREFROM UNITS 101 THROUGH 120 (INCLUSIVE) AS SHOWN ON SAID MAP; AND (B) UNIT NO. 112 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. 96758, 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 DECLARATION; WITH THE EXCLUSIVE RIGHT TO USE SAID INTEREST, IN LOT 31, 32 OR 33 ONLY, FOR ONE WEEK EACH YEAR IN THE WINTER SEASON AS DEFINED IN AND IN ACCORDANCE WITH SAID DECLARATIONS.

A PORTION OF APN: 42-190-22



EXHIBIT "B"

STATE OF TEXAS)
)
COUNTY OF TARRANT)

ASSIGNMENT OF INTEREST

PURSUANT TO the terms of the Final Decree of Divorce rendered in Cause No. 324-339124-02 styled In the Matter of the Marriage of Gabriella Lynn Martin and Bryan Scott Martin and In the Interest of Philip Scott Martin, a Child, in the 324th Judicial District Court of Tarrant County, Texas, I, BRYAN SCOTT MARTIN, TRANSFER, CONVEY, and ASSIGN to GABRIELLA LYNN MARTIN of 1100 West Seventh Street #815, Fort Worth, Texas, 76102, any and all right, title and interest I may now own or have any future claim of ownership in and to the Stateline, Nevada, timeshare described as follows:

All that real property situated in the unincorporated area County of Douglas State of Nevada, bounded and described as follows: The Ridge Tahoe, Naegle Building, Winter Season, Week #32-112-51-01, Stateline, NV 89449. See Exhibit "A" attached hereto and by this reference made a part hereof.

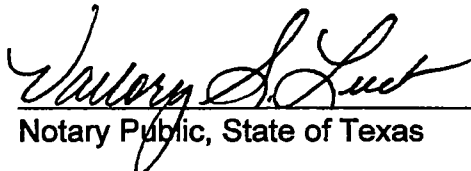
I further authorize that a photocopy of this instrument may be used as an original.

SIGNED on February 7, 2003.

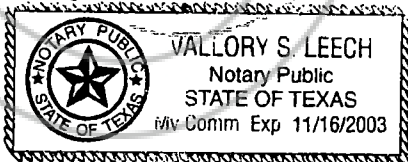


BRYAN SCOTT MARTIN

The instrument was acknowledged before me on February 7 2003, by BRYAN SCOTT MARTIN.



Notary Public, State of Texas



State of Nevada Declaration of Value

| | |
|---------------------------------|-------------|
| FOR RECORDERS OPTIONAL USE ONLY | |
| Document/Instrument # | _____ |
| Book: _____ | Page: _____ |
| Date of Recording: _____ | |
| Notes: _____ | |

1. **Assessor Parcel Number(s)**
 a) 1319-30-722-013
 b) _____
 c) _____
 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) Other Time Share

3. **Total Value/Sales Price of Property:** \$ 101.00
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value per NRS 375.010, Section 2: \$ _____
 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: 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 Steven Ryan Capacity Seller
 Signature Ashleigh Albrandt Capacity Buyer

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Steven Ryan
 Address: 3135 Woodfern Cir
 City: Thousand Oaks
 State: California Zip: 91360

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Ashleigh Albrandt
 Address: 1092 Craig Ave.
 City: South Lake Tahoe
 State: California Zip: 96150

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

Print Name: _____ Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____