

DOUGLAS COUNTY, NV

2018-917344

RPTT:\$1.95 Rec:\$35.00

\$36.95 Pgs=3

07/27/2018 12:46 PM

CHICAGO TIMESHARE ESCROW

KAREN ELLISON, RECORDER

A Portion of APN:1319-15-000-022

RECORDING REQUESTED BY:

Fidelity National Timeshare

A Division of Chicago Title Company

10805 Rancho Bernardo Rd Suite 150

San Diego, CA 92127

WHEN RECORDED PLEASE MAIL TO:

Walley's Property Owners Association

c/o Trading Places International 25510

Commercentre Dr. Ste. 100 Lake

Forest, CA 92630

MAIL TAX STATEMENTS TO:

Walley's Partners LTD Prtnershp

Trading Places International

25510 CommerCentre Dr Ste 100

Lake Forest, CA 92630

CTT File Number: DBK5399

Contract Number: DWR-DS408626-E

Real Property Transfer Tax: \$2.55

City: Genoa

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

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

Elza Magalhaes Major, an Unmarried Woman who erroneously acquired title as a single person

Does hereby REMISE, RELEASE AND FOREVER QUITCLAIM to:

Walley's Property Owners Association, a Nevada non-profit corporation

All that real property situated in the City of Genoa, County of Douglas, State of Nevada, bounded and described as follows:

A timeshare estate comprised of an undivided interest as tenants in common in and to that certain real property and improvements situate in the said County and State and as a reference only having Inventory No. **36024086262** in the project commonly known as **David Walley's Hot Springs Resort**.

This being the same property conveyed to Grantor recorded on **4/19/2012** as Document Number **2012-0801032** in **Book 0412, Page 4937**, as more particularly described in Exhibit "A" attached hereto and made apart hereof.

THIS INSTRUMENT FILED FOR RECORD BY CHICAGO TITLE COMPANY AS AN ACCOMMODATION ONLY. IT HAS NOT BEEN EXAMINED AS TO ITS EXECUTION OR AS TO ITS EFFECT UPON THE TITLE.

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

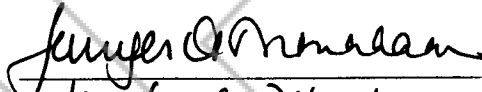
Document Date: July 10, 2018


Eliza Magalhaes Major

STATE OF Nevada —
COUNTY OF Washoe — } ss:

This instrument was acknowledged before me on this 11th day of July, 2018
by **Eliza Magalhaes Major**.

Signature of Notary:

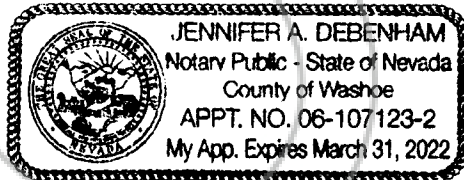


Print Name of Notary:

Jennifer A. Debenham

Commission Expiration:

March 31, 2022



(Notary Seal)

SEAL MUST BE PLACED INSIDE BORDER OR THE RECORDER WILL REJECT DEED

EXHIBIT "A"

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: 2bd

Phase: 4

Inventory Control No.: 36024086262

Alternate Year Time Share: Even

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 1/19891th 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 Dillion 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.

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) 1319-15-000-022
- 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 TIMESHARE

FOR RECORDERS OPTIONAL USE ONLY

Book _____ Page _____
Date of Recording: _____
Notes:

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$500.00
 \$ _____
 Transfer Tax Value \$500.00
 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 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 *Elza Magalhaes Major* Capacity Elza Magalhaes Major / Grantor

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Elza Magalhaes Major
 Address: 1575 Havencrest Drive Reno, NV 89523-1233

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Walley's Property Owners Association
 Address: c/o Trading Places International 25510 Commercentre Dr. Ste. 100 Lake Forest, CA 92630

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

Print Name: Fidelity National Timeshare CTT File Number: DBK5399
 Address: 10805 Rancho Bernardo Rd Suite 150
 City: San Diego State: CA Zip: 92127

Contract Number: DWR-DS408626-E