

DOUGLAS COUNTY, NV

2018-917815

RPTT:\$1.95 Rec:\$35.00

\$36.95 Pgs=4

08/08/2018 11:32 AM

TIMESHARE NATION

KAREN ELLISON, RECORDER

Document Prepared By:
When Recorded return to:
Richard Heffelfinger
239 W. 2nd Street, Apt. #322
Reno, NV 89501

Mail Tax Statements To:
David Walley's Resort Hot Springs & Spa
2001 Foothill Road
Genoa, NV 89411

A portion of APN # 1319-15-000-015
ICN: 36021003101
Contract #: DWR-AS100310-O

GRANT, BARGAIN, SALE DEED

THIS DEED: Made and entered into this 6th day of August, 2018, by and between ***Stuart A. Nelson and Sarah H. Nelson, Husband and Wife, as Joint Tenants with Right of Survivorship***, whose address is: 20035 Twilight Way, Red Bluff, CA 96080, ***GRANTOR***, herein and ***Richard Heffelfinger , a Single Man and Kendal Hardy, a Single Woman, as Joint Tenants with Right of Survivorship, of the State of Nevada, GRANTEE***, herein:

Grantee's mailing address: 239 W. 2nd Street, Apt. #322
Reno, NV 89501

WITNESSETH, that the said Grantor, for and in consideration of the sum of ***FIVE HUNDRED DOLLARS (\$500.00)*** paid by the said Grantee, the receipt of which is hereby acknowledged, does or do by these presents ***GRANT, BARGAIN, SELL, CONVEY AND CONFIRM*** unto the said Grantee the following described Real Property lying, being and situate in the County of Douglas, State of Nevada:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

TOGETHER with the tenements, hereditaments and appurtenances thereunto belonging or appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof;

SUBJECT TO any and all matters of record, including taxes, assessments, easements, oil and mineral reservations and leases, if any, rights of way, agreements and the 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 and which Declaration is incorporated herein by this reference as if the same were fully set forth herein, as amended;

TO HAVE AND TO HOLD THE PREMISES AFORESAID, together with all rights, privileges and appurtenances to the same belong, unto the said Grantee forever.

The said Grantor covenanting that said Grantor and the heirs, executors, administrators and assigns of such party or parties shall and will **WARRANT AND DEFEND** the title to the premises unto the claims of all person whomsoever, excepting however, the general taxes for the calendar year and thereafter, and special taxes becoming a lien after the date of this deed.

IN WITNESS WHEREOF, the said Grantor has hereunto set their hand or hands the day and year first above written.

[Signature]
Witness Signature

Lynne T. Moulé
Witness Printed Name

[Signature]
Witness Signature

Robin Bybee
Witness Printed Name

[Signature]
Stuart A. Nelson

Sarah H. Nelson
Sarah H. Nelson

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)
County of Tehama) ss.

On 8-6-18, before me, Joy S. Graham, A Notary Public, personally appeared Stuart A. Nelson and Sarah H. Nelson, 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.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Joy S. Graham
My Commission Expires: 7/26/2022

Seal:

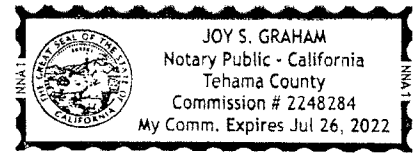


EXHIBIT "A"
LEGAL DESCRIPTION
FOR
DAVID WALLEY'S HOT SPRINGS RESORT & SPA

The land referred to herein is situated in the

State of Nevada

County of Douglas

and is described as follows:

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: 1 Inventory Control No. : 36021003101

Alternate Year Time Share: Odd First Year Use: 2013

If acquiring a Time Share Interest in the Phase 1, BUYER will receive fee title to a 1/1071th undivided interest (if annually occurring) or a 1/2142nd undivided interest (if biennially occurring) in said Phase.

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 1318-15-000-15
 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'/Ind'l
 g. Agricultural h. Mobile Home
 Other Timeshare

FOR RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

- 3.a. Total Value/Sales Price of Property \$ 500
 b. Deed in Lieu of Foreclosure Only (value of property (0.00))
 c. Transfer Tax Value: \$ 500
 d. 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 Stuart Nelson Capacity: Grantor
 Signature Sarah H. Nelson Capacity: Grantor

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Stuart A. & Sarah H. Nelson
 Address: 20035 Twilight Rd.
 City: Red Bluff
 State: CA Zip: 96080

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Richard Heffelfinger
Kendal Hardy
 Address: 239 W. 2nd Street, Apt. #322
 City: Reno
 State: NV Zip: 89501

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)
 Print Name: Timeshare Nation
 Address: 401 N. Carroll, Ste. 154
 City: South Lake, TX 76092

Escrow # _____
 State: TX Zip: _____