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KAREN ELLISON, RECORDER

E05

APN: 42-010-40
Return document to:
Victoria Morris
2101 Oakvale Road Unit L
Walnut Creek, CA 94597

Mail tax statements to:
Neal Draper
831 Coachman PL.
Clayton, CA 94517

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 20 day of August, 2018, by the grantor,
Neal & Elena Draper a married couple
831 Coachman PL
Clayton, CA 94517

to the grantee,
Michael & Victoria Morris a Married couple with full rights to sole survivorship
2101 Oakvale Road Unit L
Walnut Creek, CA 94597

WITNESSETH, that the said grantor, for and in consideration of the sum of: \$101.00 (One hundred and One Dollars and Zero Cents) 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 Drive 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.

Elena Draper
Signature
Elena Draper
Print name
Seller
Capacity

Neal A. Draper
Signature
Neal A. Draper
Print name
Seller
Capacity

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

STATE OF Nevada)
COUNTY OF Douglas)

This instrument was acknowledged before me on the 30 day of Sept,
2018, by Neal & Elena Draper

Sabina Johnson
Signature
Sabina Johnson
Print name

Title
My commission expires:
4/1/21

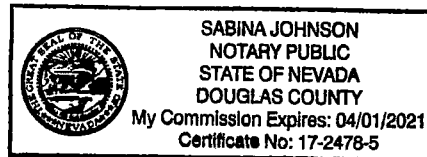


EXHIBIT "A" (42)

An undivided 1/51st interest as tenants in common in and to that certain real property and improvements as follows: (A) An undivided 1/48ths interest in and to Lot 42 as shown on Tahoe Village Unit No. 3-14th amended Map, recorded April 1, 1994, as Document No. 333985, Official Records of Douglas County, State of Nevada, excepting therefrom Units 255 through 302 (inclusive) as shown on said map; and (B) Unit No. 261 as shown and defined on said map; together 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 Seven recorded April 26, 1995, as Document No. 360927, as amended by Amended and Restated Declaration of Annexation of The Ridge Tahoe Phase Seven, recorded May 4, 1995, as Document No. 361461, and as further amended by the Second Amendment of Declaration of Annexation of The Ridge Tahoe Phase Seven recorded on October 17, 1995 as Document No. 372905, and as described in the First Amended Recitation of Easements Affecting The Ridge Tahoe recorded June 9, 1995 as Document No. 363815, and subject to said Declarations; with the exclusive right to use said interest, in Lot 42 only, for one week each year in accordance with said Declarations.

Together with a 13 - foot wide easement located within a portion of Section 30, Township 13 North, Range 19 East, MDB&M, Douglas County, Nevada, being more particularly described as follows:

BEGINNING at the Northwest corner of this easement said point bears S. 43°19'06" E., 472.67 feet from Control Point "C" as shown on the Tahoe Village Unit No. 3, 13th Amended Map, Document No. 269053 of the Douglas County Recorder's Office;

thence S. 52°20'29" E., 24.92 feet to a point on the Northerly line of Lot 36 as shown on said 13th Amended Map;
thence S. 14°00'00" W., along said Northerly line, 14.19 feet;
thence N. 52°20'29" W., 30.59 feet;
thence N. 37°33'12" E., 13.00 feet to the POINT OF BEGINNING.

A portion of APN: 42-010-40

REQUESTED BY
Stewart Title of Douglas County
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

'97 AUG 28 AIO :29

0420398

BK0897PG5214

LINDA SLATER
RECORDER
\$8⁰⁰ PAID *k2* DEPUTY

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
a) 42-010-40
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: \$ 101.00
Deed in Lieu of Foreclosure Only (value of property) _____
Transfer Tax Value: \$ _____
Real Property Transfer Tax Due: \$ ~~_____~~

4. If Exemption Claimed:
a. Transfer Tax Exemption per NRS 375.090, Section # 5
b. Explain Reason for Exemption: Transfer to Daughter + Son-in-law

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 Neal A. Draper Capacity Seller
Signature Elena Draper Capacity Seller

SELLER (GRANTOR) INFORMATION (REQUIRED)
Print Name: Neal + Elena Draper
Address: 831 Coachman Place
City: Clayton
State: CA Zip: 94517

BUYER (GRANTEE) INFORMATION (REQUIRED)
Print Name: Michael + Victoria Morris
Address: 2101 Oakvale Rd Unit 14
City: Walnut Creek
State: CA Zip: 94597

COMPANY/PERSON REQUESTING RECORDING (required if not the seller or buyer)
Print Name: _____ Escrow # _____
Address: _____
City: _____ State: _____ Zip: _____