

DOUGLAS COUNTY, NV

2018-921310

RPTT:\$1.95 Rec:\$35.00

\$36.95 Pgs=4

10/23/2018 01:35 PM

CHICAGO TIMESHARE ESCROW

KAREN ELLISON, RECORDER

A Portion of APN:1319-22-000-003
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: DBK5349
Contract Number: DWR-AS100649-O
Real Property Transfer Tax: \$1.95
City: Genoa

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,

Janice Gaynor and Barbara J. Cohn, a married couple

does hereby GRANT, BARGAIN, SELL AND CONVEY 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 **1/2142nd** 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. **17-006-49-72** in the project commonly known as **David Walley's Resort**.

This being the same property conveyed to Grantors, Janice Gaynor, a single woman and Barbara J. Cohan, a single woman together as joint tenants with right of survivorship, recorded on **11/12/2004** as Document Number **2004-629031** in **Book 1104, Page 5529**, 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: September 24, 2018

Janice Gaynor
Janice Gaynor

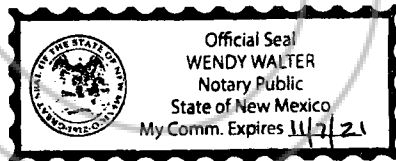
STATE OF New Mexico } SS:
COUNTY OF Santa Fe

This instrument was acknowledged before me on this 4 day of October, 2018
by **Janice Gaynor**.

Signature of Notary: Wendy Walter

Print Name of Notary: Wendy Walter

Commission
Expiration: 11/7/21



(Notary Seal)

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

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

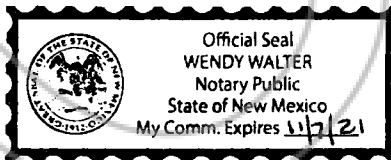
Document Date: September 24, 2018

Barbara J. Cohn
Barbara J. Cohn

STATE OF New Mexico }
COUNTY OF Santa Fe } ss:

This instrument was acknowledged before me on this 4th day of October, 2018
by **Barbara J. Cohn**.

Signature of Notary: Wendy Walter
Print Name of Notary: Wendy Walter
Commission Expiration: 11/7/21



(Notary Seal)

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

Inventory No.: 17-006-49-72

EXHIBIT "A"

A timeshare estate comprised of an undivided interest as tenants in common in and to that certain real property and improvements as follows:

An undivided **1/2142nd** interest in and to all that real property situate in the County of Douglas, State of Nevada, described as follows:

ADJUSTED PARCEL F: A parcel of land located within a portion of the West one-half of the Northeast on-quarter (W 1/2 NE 1/4) of Section 22, Township 13 North, Range 19 East, Mount Diablo Meridian, more particularly described as follows:

Commencing at the one-quarter corner common to Sections 15 and 22, T13N, R19E, M.D.M., a found 1985 BLM brass cap as shown on the Record of Survey prepared by David D. Winchell and recorded September 28, 1989 in the office of the Recorder, Douglas County, Nevada as Document No. 211937; thence South 57° 32' 32" East, 640.57 feet to the POINT OF BEGINNING; thence North 80° 00' 00" East, 72.46 feet; thence South 80° 00' 00" West, 182.33 feet; thence North 10° 00' 00" West, 72.46 feet to the POINT OF BEGINNING.

(Reference if made to Record of Survey for Walley's Partners Ltd. Partnership, in the office of the County Recorder of Douglas County, Nevada, recorded on September 17, 1998 in Book 998, at Page 3261, as Document No. 449576.)

Together with those easements appurtenant thereto and such easements and use rights described in the Declaration of Time Share Covenants, Conditions and Restrictions for David Walley's Resort recorded September 23, 1998, as Document No. 0449993, and as amended by Document Nos. 0466255, 0485265, 0489959, 0509920 and 0521436, and subject to said Declaration; with the exclusive right to use said interest for one Use Period within a **Deluxe** UNIT every other year in **Odd**-numbered years in accordance with said Declaration.

Together with a perpetual non-exclusive easement of use and enjoyment in, to and throughout the Common Area and a perpetual non-exclusive easement for parking and pedestrian and vehicular access, ingress and egress as set forth in Access Easement and Relocation recorded on May 26, 2006, in Book 0506 at Page 10729, as Document No. 0676008; and Access Easement recorded on July 26, 2006, in Book 0706 at Page 9371, as Document No. 0680633, all of Official Records, Douglas, NV.

A Portion of APN: 1319-22-000-003

Contract Number: DWR-AS100649-O

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) A por. 1319-22-000-003
- 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 \$ _____
 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 *Janice Gaynor* Capacity Janice Gaynor / Grantor

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

Print Name: Janice Gaynor
 Address: 500 Rodeo Road, #1413 Santa Fe, NM 87525

**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: DBK5349
 Address: 10805 Rancho Bernardo Rd Suite 150
 City: San Diego State: CA Zip: 92127

Contract Number: DWR-AS100649-0