

DOUGLAS COUNTY, NV **2018-921783**  
 RPTT:\$3.90 Rec:\$35.00  
 \$38.90 Pgs=3 11/05/2018 10:05 AM  
 STEWART TITLE VACATION OWNERSHIP  
 KAREN ELLISON, RECORDER

A.P.N. #	A ptn of 1319-30-616-018
Escrow No.	20171141- TS/AH
Title No.	18-0002106
<b>Recording Requested By:</b>	
Stewart Vacation Ownership	
<b>Mail Tax Statements To:</b>	
Same as Below	
<b>When Recorded Mail To:</b>	
Tahoe Summit Village	
P.O. Box 4917	
Stateline, NV 89449	


**GRANT, BARGAIN, SALE DEED**

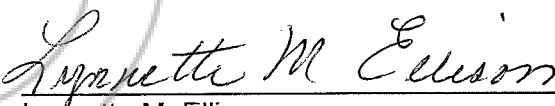
THIS INDENTURE WITNESSETH: That  
**JAMES R. ELLISON** and **LYNNETTE M. ELLISON**, husband and wife  
 for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant,  
 Bargain Sell and Convey to  
**TAHOE SUMMIT VILLAGE TIME SHARE ASSOCIATION**, a Nevada nonprofit corporation  
 and to the heirs and assigns of such Grantee forever, all that real property situated in the  
 unincorporated area County of Douglas, State of Nevada, bounded and described as  
 follows:

Tahoe Summit Village, Unit No. 18, Building B, Summer Season, Stateline, NV 89449. See  
 Exhibit "A" attached hereto and by this reference made a part hereof.

Together with all and singular the tenements, hereditaments and appurtenances thereunto  
 belonging or in anywise appertaining, and any reversions, remainders, rents, issues or  
 profits thereof.

Dated: 10-29-2018

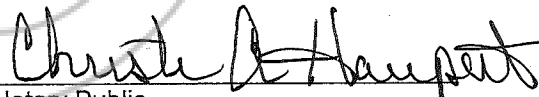
  
 \_\_\_\_\_  
 James R. Ellison

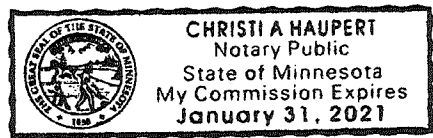
  
 \_\_\_\_\_  
 Lynnette M. Ellison

State of Minnesota }  
 } ss.  
 County of Anoka }

This instrument was acknowledged before  
 me on 10-29-18 (date)

by: James R. Ellison, Lynnette M. Ellison

Signature:   
 \_\_\_\_\_  
 Notary Public



## LEGAL DESCRIPTION

### EXHIBIT "A"

All that parcel of land in the County of Douglas, State of Nevada, and being more particularly described as follows:

A Time Share Interest comprised of the following:

#### **Parcel One:**

**An undivided 1/51<sup>st</sup> interest** in and to that certain condominium described as follows:

(a) **Condominium Unit No. 18, Building B** as set forth in the Condominium map of Lot 33 Tahoe Village Unit No. 2, Third Amendment Map, recorded February 26, 1981, as Document No. 53850, Official Records of Douglas County, State of Nevada, during **One (1) "Use Period"** within the **Summer "Season"** as defined in the Declaration of Time Share Covenants, Conditions and Restrictions, originally recorded on April 5, 1983 as Document No. 78473, and as re-recorded May 24, 1983 as Document No. 80819 in the Official Records, Douglas County, State of Nevada, and the Declaration of Time Share Covenants, Conditions and Restrictions recorded on October 24, 1983 as Document No. 89976 and as amended by the First Amendment to Declaration of Time Share Covenants, Conditions and Restrictions recorded on November 10, 1983 as Document No. 090832 in the Official Records of Douglas County, State of Nevada

(b) An undivided 1/11<sup>th</sup> interest in and to the common area designated, depicted and described in the Condominium Map of Lot 33, Building B, Tahoe Village Unit No. 2, Third Amended Map recorded February 26, 1981 as Document No. 53850 of Official Records, Douglas County, State of Nevada, during and for the "Use Period" set forth in subparagraph (a) above.

#### **Parcel Two:**

A non-exclusive right to use the "Special Common Area" as defined and for the purposes and on the terms and conditions set forth, in that certain Declaration of Annexation (Tahoe Summit Village) and Grant, Bargain and Sale Deed recorded May 27, 1987 in Book 587 at page 2664 as Document No. 155368 of Official Records of Douglas County, State of Nevada, during and for the "Use Period" set forth in subparagraph (a) above.

#### **Parcel Three:**

A non-exclusive right to use the real property known as Common Area on the official map of Tahoe Village Unit No. 2, recorded March 29, 1974 as Document No. 72495 of Official Records of Douglas County, State of Nevada, as amended and modified, for all those purposes provided for in the Declaration of Covenants, Conditions and Restrictions recorded January 11, 1973 as Document No. 63681 of Official Records of Douglas County, State of Nevada, and as amended by instruments recorded with said county and state on September 28, 1973 as Document No. 69063 in Book 973, page 812 and July 2, 1976 as Document No. 01472 in Book 776, page 87 of Official Records during and for the "Use Period" set forth in subparagraph (a) above.

The above described exclusive and non-exclusive rights may be applied to any available unit in the project, during said Use Period within said Season.

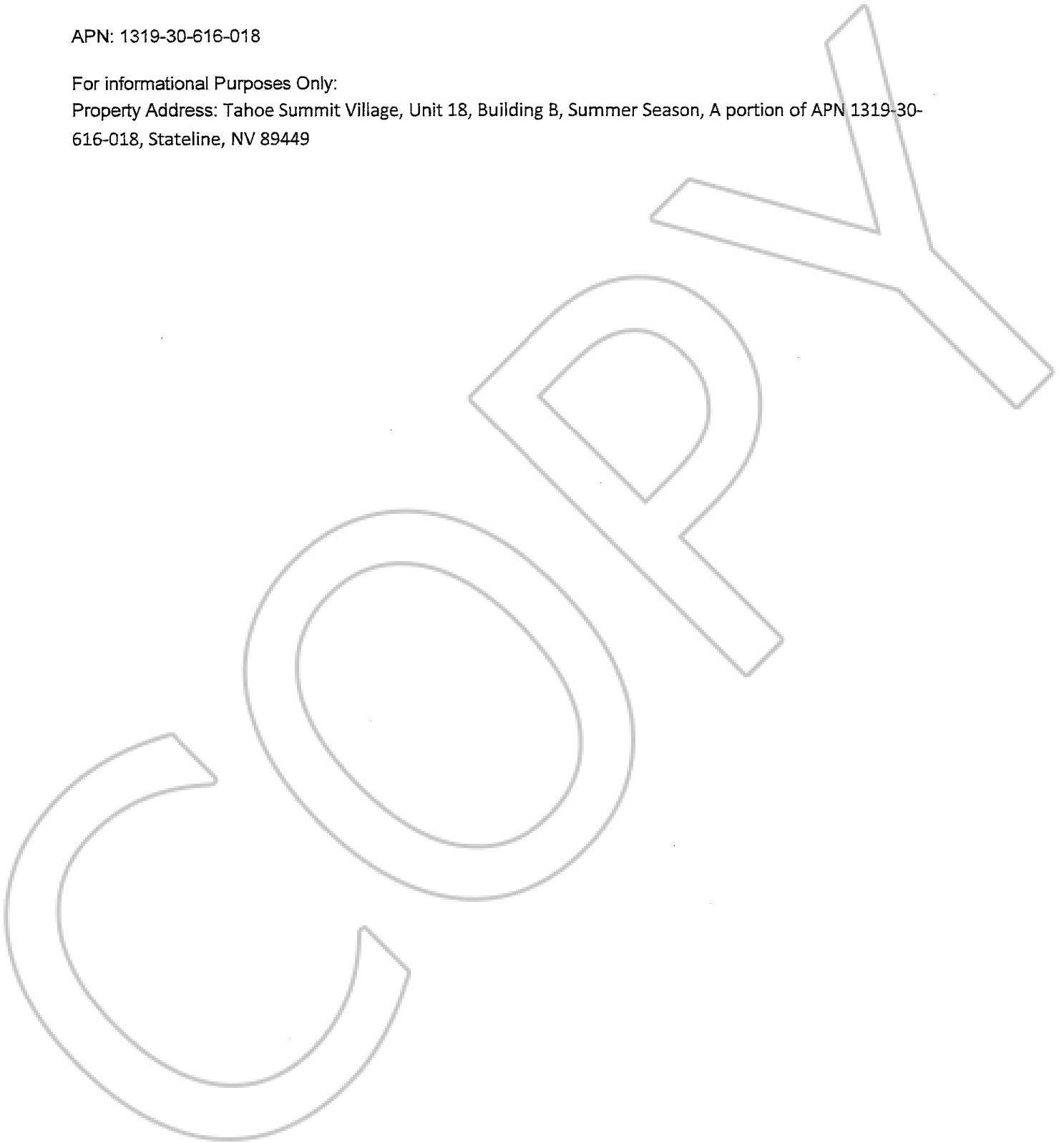
LEGAL DESCRIPTION

EXHIBIT "A"

APN: 1319-30-616-018

For informational Purposes Only:

Property Address: Tahoe Summit Village, Unit 18, Building B, Summer Season, A portion of APN 1319-30-616-018, Stateline, NV 89449



**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) A ptn of 1319-30-616-018
- b) \_\_\_\_\_
- c) \_\_\_\_\_
- d) \_\_\_\_\_

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No.	_____
Book _____	Page _____
Date of Recording: _____	
Notes: _____	

2. Type of Property

- a)  Vacant Land
- b)  Single Family Residence
- c)  Condo/Twnhse
- d)  2-4 Plex
- e)  Apartment Bldg.
- f)  Commercial/Industrial
- g)  Agricultural
- h)  Mobile Home
- i)  Other Timeshare

3. Total Value/Sales Price of Property \_\_\_\_\_ \$1,000.00

Deed in Lieu of Foreclosure Only (Value of Property) ( \_\_\_\_\_ )  
 Transfer Tax Value \_\_\_\_\_ \$1,000.00  
 Real Property Transfer Tax Due: \_\_\_\_\_ \$3.90

**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:  Capacity: Grantor  
 James R. Ellison

Signature: \_\_\_\_\_ Capacity: Grantee  
Tahoe Summit Village Time Share Association

<b><u>SELLER (GRANTOR) INFORMATION</u></b>	<b><u>BUYER (GRANTEE) INFORMATION</u></b>
Print Name: <u>James R. Ellison</u>	Print Name: <u>Tahoe Summit Village Time Share Association</u>
Address: <u>13748 Marigold St. NW #148</u>	Address: <u>P.O. Box 4917</u>
City/State/Zip: <u>Andover, MN 55304-3517</u>	City/State/Zip: <u>Stateline, NV 89449</u>

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

Company Name: Stewart Vacation Ownership Escrow No 20171141- TS/AH  
 Address: 3476 Executive Pointe Way #16  
 City Carson City State: NV Zip 89706