

DOUGLAS COUNTY, NV

2019-924799

RPTT:\$1.95 Rec:\$35.00

\$36.95 Pgs=3

01/22/2019 09:28 AM

TIMESHARE ESCROW & TITLE

KAREN ELLISON, RECORDER

The Property has Assessor's Parcel # **17-0212-050**

Prepared by and Return to:
Time Share Escrow and Title, LLC
Crystal O'Berry
3659 Maguire Boulevard, Suite 100
Orlando, Florida 32803
Our File Number: RW18-0336

MAIL TAX BILLS TO
Dominic P Mushines
PO BOX 820
Genoa, Nevada 89411

GRANT, BARGAIN AND SALE DEED

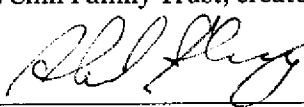
Shih Shung and Shih-Hwa Chin, Trustees of the Shung/Chin Family Trust, created January 16, 2000 ("Grantors"), whose address is 7465 Plum Blossom Drive, Cupertino, California 95014, do hereby grant, bargain, sell and convey to Dominic P. Mushines, Trustee of the Dominic P. Mushines Living Trust Dated February 5, 2003 as amended whose address is PO Box 820, Genoa, Nevada 89411, ("Grantee") for the sum of ten dollars (\$10.00) and other good and valuable consideration, the following described property interests in Clark County, Nevada:

See Attached Exhibit "A"

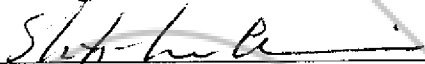
IN WITNESS WHEREOF, Grantors have caused this instrument to be executed this December
Day of 29th, 2018.

By:

Shung/Chin Family Trust, created January 16, 2000



Shih Shung, Trustee

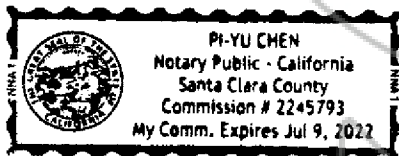


Shih-Hwa Chin, Trustee

STATE OF California)

COUNTY OF Santa Clara)

On the 29th Day of December, 2018, personally appeared before me, a notary public in and for said County and State, Shih Shung and Shih-Hwa Chin, Trustees of the Shung/Chin Family Trust, created January 16, 2000 known to me to the person described in, and who executed the foregoing instrument.



My Commission Expires:

Jul 9, 2022

TET File #: RW18-0336



Notary Public

Residing at: Cupertino CA.

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 1/1071st interest in and to all that real property situate in the County of Douglas, State of Nevada, as described as follows:

ADJUSTED PARCEL F: A Parcel of land located within a portion of the West one-half of the Northeast one-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, 74.46 feet; Thence South 10° 00' 00" East, 181.00 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 us 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 No.s 0466255, 0485265 and 0489959, and subject to said Declaration; with the exclusive right to use said interest for one Use Period within a DELUXE UNIT each year in accordance with said Declaration.

A Portion of APN 17-212-05

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
a. 17-0212-050
b. 17-019-09-01
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
 Other Timeshare

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

- 3.a. Total Value/Sales Price of Property \$ 425.00
b. Deed in Lieu of Foreclosure Only (value of property (0.00))
c. Transfer Tax Value: \$ 1.95
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: _____ %

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: Carol Mero Capacity: Agent

Signature: _____ Capacity: _____

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

Print Name: Shih Shung and Shih-Hwa Chin
Address: 7465 Plum Blossom Dr
City: Cupertino
State: CA Zip: 95014

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Dominic Mushines
Address: PO Box 820
City: Genoa
State: NV Zip: 89411

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)

Print Name: Timeshare Escrow & Title
Address: 3659 Maguire Blvd Ste #100
City: Orlando

Escrow # _____
State: FL Zip: 32803