



KAREN ELLISON, RECORDER

E07

A Portion of APN 1319-30-643-031
When Recorded, Mail to
Mail Tax Notices to
KATHLEEN A HUNT
1101 Calico Ridge Drive
Henderson, NV 89011

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH That KATHLEEN A HUNT, an unmarried woman, for good and other valuable consideration, does hereby Grant, Bargain, Sell and Convey to KATHLEEN A HUNT, Trustee of the **KATHLEEN A. HUNT LIVING TRUST**, dated March 12, 2019, as amended, or restated, or his successors, all of her right, title and interest in that real property situated in the County of Douglas, State of Nevada, bounded and described as follows

Legal Description See Exhibit "A"

SUBJECT TO

- 1 Taxes for the fiscal year
- 2 Reservations, restrictions and conditions, if any, rights of way and easements either of record or actually existing on said premises

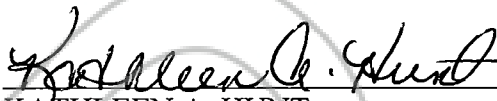
A portion of APN 1319-30-643-031

GRANTEE'S ADDRESS KATHLEEN A HUNT
1101 Calico Ridge Drive
Henderson, NV 89011

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

SUBJECT TO Powers of Trustee attached hereto as Exhibit "B" and by this reference incorporated herein

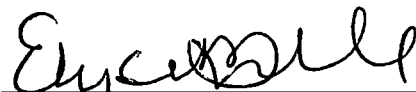
Witness her hand on this March 12, 2019


KATHLEEN A HUNT

STATE OF NEVADA)
) ss
COUNTY OF CLARK)

On March 12, 2019, before me the undersigned, a Notary Public in and for the said County of Clark, State of Nevada, personally appeared KATHLEEN A HUNT, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument, the person, or the entity upon behalf of which the person acted, executed the instrument

WITNESS my hand and official seal


Notary Public

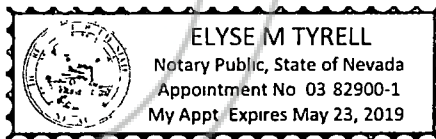


EXHIBIT "A"

(28)

An undivided 1/51st interest as tenants in common in and to that certain real property and improvements as follows (A) An undivided 1/50th interest in and to Lot 28 as shown on Tahoe Village Unit No. 3 - 13th Amended Map, recorded December 31, 1991, as Document No. 268097, re-recorded as Document No. 269053, Official Records of Douglas County, State of Nevada, excepting therefrom Units 1 through 50 (inclusive) as shown on said map; and (B) Unit No 026 as shown and defined on said map; together with those easements appurtenant thereto and such easements 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 Six, recorded December 18, 1990, as Document No. 241238, as amended by Amended Declaration of Annexation of The Ridge Tahoe Phase Six, recorded February 25, 1992, as Document No. 271727, and as described in the Recitation of Easements Affecting the Ridge Tahoe recorded February 24, 1992, as Document No. 271619, and subject to said Declarations; with the exclusive right to use said interest, in Lot 28 only, for one week each year in accordance with said Declarations.

A Portion of APN: 1319-30-643- 031

EXHIBIT "B"
POWERS OF TRUSTEE

KATHLEEN A HUNT, Trustee, is hereby vested with complete power of disposition of the real estate herein described, including the power to plat, sell, encumber, mortgage and convey as a whole or in parcels, and no person dealing with said Trustee shall be obligated to look beyond the terms of this instrument for power in the Trustee to sell, encumber, mortgage or convey, the real estate described herein

Said Grantee is likewise hereby excused from any and all duties of diligence and responsibility respecting the propriety of any act of said Trustee purporting to be done under or by virtue of the terms of this issue

This conveyance is made in Trust pursuant to and in accordance with the "**KATHLEEN A. HUNT LIVING TRUST**" which was executed on **March 12, 2019**

**STATE OF NEVADA
DECLARATION OF VALUE**

1 Assessor Parcel Number(s)
 a A portion of 1319-30-643-031
 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
 Other timeshare

FOR RECORDERS OPTIONAL USE ONLY
 Book _____ Page _____
 Date of Recording 3/27/19 - JTB
 Notes verified trust & okay to
put "timeshare" on type of property
by Lisa

3 a Total Value/Sales Price of Property \$ _____
 b Deed in Lieu of Foreclosure Only (value of property (_____))
 c Transfer Tax Value \$ _____
 d Real Property Transfer Tax Due \$ _____

4. **If Exemption Claimed:**
 a Transfer Tax Exemption per NRS 375 090, Section 07
 b Explain Reason for Exemption Transfer without consideration to or from a trust

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 [Handwritten Signature] Capacity Receptionist for Tyrell Law, PLLC
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name Kathleen A Hunt
 Address 1101 Calico Ridge Drive
 City Henderson
 State NV Zip 89011

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name Kathleen A Hunt Living Trust
 Address 1101 Calico Ridge Drive
 City Henderson
 State NV Zip 89011

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)
 Print Name Tyrell Law PLLC Escrow # _____
 Address 40 S Stephanie St Ste 200
 City Henderson State NV Zip 89012