

DOUGLAS COUNTY, NV

2019-927179

RPTT:\$1.95 Rec:\$35.00

\$36.95 Pgs=4

03/28/2019 02:00 PM

CHICAGO TIMESHARE ESCROW

KAREN ELLISON, RECORDER

A Portion of APN:1319-15-000-015
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
Orange Lake Resorts
8505 W. Irlo Bronson Memorial Hwy.
Kissimmee, FL 34747

MAIL TAX STATEMENTS TO:
Walley's Partners LTD Prtnershp
Orange Lake Resorts
8505 W. Irlo Bronson Memorial Hwy.
Kissimmee, FL 34747

CTT File Number: DBK6173
Contract Number: DWR-BS203025-E
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,

Brett L. Austin, an unmarried man

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 1/3978 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. **17-030-25-81** in the project commonly known as **David Walley's Resort**.

This being the same property conveyed to Grantor recorded on **10/8/2001** as Document Number **0524424**, 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: February 11, 2019



Brett L. Austin

STATE OF _____ }
COUNTY OF _____ } SS:

This instrument was acknowledged before me on this _____ day of _____, 20____
by **Brett L. Austin**.

<p>Signature of Notary: _____</p> <p>Print Name of Notary: _____</p> <p>Commission Expiration: _____</p> <p>(Notary Seal)</p> <p>SEAL MUST BE PLACED INSIDE BORDER OR THE RECORDER WILL REJECT DEED</p>

See Attached

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }
County of San Mateo }
On 2/12/19 before me, Brian Anderson, Notary Public
Date Here Insert Name and Title of the Officer
personally appeared Brett Leon Austin
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature [Signature]
Signature of Notary Public

Place Notary Seal and/or Stamp Above

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Grant, Barsain, Sale deed
Document Date: 2/12/19 Number of Pages: 1
Signer(s) Other Than Named Above: 1/1

Capacity(ies) Claimed by Signer(s)

Signer's Name: Brett Leon Austin Signer's Name: _____
 Corporate Officer – Title(s): _____ Corporate Officer – Title(s): _____
 Partner – Limited General Partner – Limited General
 Individual Attorney in Fact Individual Attorney in Fact
 Trustee Guardian of Conservator Trustee Guardian of Conservator
 Other: _____ Other: _____
Signer is Representing: _____ Signer is Representing: _____

Inventory No.: 17-030-25-81

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 1/3978 interest in and to all that real property situate in the County of Douglas, State of Nevada, described as follows:

PARCEL E-1 of the Final Subdivision Map LDA #98-05 for DAVID WALLEY'S RESORT, a Commercial Subdivision, filed for record with the Douglas County Recorder on October 19, 2000, in Book 1000, at page 3464, as Document No. 501638, and by Certificate of Amendment recorded November 3, 2000 in Book 1100, Page 467, as Document No. 502689, Official records of Douglas County, Nevada.

Together with a permanent non-exclusive easement for utilities and access, for the benefit of Parcel E-1, as set forth in Quitclaim Deed recorded September 17, 1998 in Book 998, Page 3250 as Document No. 449574, Official Records, Douglas County, Nevada.

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 **STANDARD UNIT** every other year in **EVEN**-numbered years in accordance with said Declaration.

A Portion of APN: 1319-15-000-015

Contract Number: DWR-BS203025-E

**STATE OF NEVADA
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)

- a) A Por. 1319-15-000-015 _____
- 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:

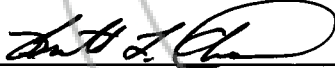
Deed in Lieu of Foreclosure Only (value of property) \$500.00
Transfer Tax Value \$
Real Property Transfer Tax Due: \$500.00
\$ 1.95

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  Capacity Brett L. Austin / Grantor

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

Print Name: Brett L. Austin
Address: 628 Chestnut Street Apt. B San Carlos,
CA 94070-3087

**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: DBK6173
Address: 10805 Rancho Bernardo Rd Suite 150
City: San Diego State: CA Zip: 92127

Contract Number: DWR-BS203025-E