#### WHEN RECORDED RETURN TO:

Beach Club Development, LLC 170 Highway 50 PO Box 5536 Lake Tahoe, NV 89449

Grantor declares:

Documentary Transfer Tax is \$ 0.00

#### MAIL TAX STATEMENTS TO:

Beach Club Development, LLC 170 Highway 50 PO Box 5536 Lake Tahoe, NV 89449

APN(s): 1318-22-710-008

DOUGLAS COUNTY, NV
RPTT:\$0.00 Rec:\$35.00
\$35.00 Pgs=4

FIRST AMERICAN TITLE INSURANCE COMPANY

E01

KAREN ELLISON, RECORDER

(Space above line for Recorder's use only)

## **QUITCLAIM DEED**

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, BEACH CLUB DEVELOPMENT, LLC, a Nevada limited liability company, as "GRANTOR," does hereby remise, release and quitclaim to BEACH CLUB DEVELOPMENT, LLC, a Delaware limited liability company, as "GRANTEE," all of its right, title and interest in and to the real property located in County of Douglas, State of Nevada bounded and described as follows:

#### Parcel I:

Parcel 13, as shown on the Final Subdivision Map LDA 15-026 of Tahoe Beach Club, filed in the Office of the County Recorder of Douglas County, State of Nevada, on November 27, 2018, as Instrument No. 2018-922870.

### Parcel II:

Easements as set forth in that certain document entitled "Access Easement Agreement" recorded September 25, 2015 as instrument No. 2015-870142 of official records.

{Signature Page Follows}

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed on the date set forth below.

Dated as of April **10**, 2019.

# "GRANTOR"

BEACH CLUB DEVELOPMENT, LLC a Nevada limited liability company

By: Patrick Rhamey, Chief Executive Officer

By: Signed in Counterpart
Charles Bergin, Chief Financial Officer

# **ACKNOWLEDGMENTS**

State of Navada }
County of Douglas } SS.
On April 10, 2019, before me, A. WESTERLIN, a Notary Public, personally appeared fatrick Rhamey, personally known to me (or proved to me on
personally appeared <u>fatrick Khaney</u> , 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 he executed the same in his authorized capacity, and
that by his signature on the instrument the person, or the entity upon behalf of which the person
acted, executed the instrument.
para la constante de la consta
WITNESS my hand and official seal.  A. WESTERLIN

(Seal)

My Appt. Expires 05-19-2020

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed on the date set forth below.		
Dated as of April 11, 2019.		
"GRANTOR"		
BEACH CLUB DEVELOPMENT, LLC a Nevada limited liability company		
By: Signed in Counterpart Patrick Rhamey, Chief Executive Officer		
By: Marles Bergin, Chief Financial Officer		
ACKNOWLEDGMENTS		
State of } SS. County of }		
On, before me,, a Notary Public, personally appeared, 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 he executed the same in his authorized capacity, and that by his 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's Signature (Seal)		

State of N. X.k	}	
County of Na Zak	SS.	
the basis of satisfactory evidence instrument and acknowledged to that by his signature on the instrument.	efore me, STERLING THE  ES GENEW, personally known to be the the person whose name is subscript me that he executed the same in his authorisement the person, or the entity upon behavior	me (or proved to me on bed to the within orized capacity, and
WITNESS my hand and official	STERLING YAU	
Notary's Signature .	Notary Public, State of New York Reg. No. 01YA6373507 Qualified in Bronx County Commission Expires April 09, 2022	/
	[END]	

## STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number(s)	
a. 1318-22-710-008	\ \
b.	\ \
c	\ \
d.	\ \
2. Type of Property:	\ \
a. Vacant Land b. Single Fam. Res.	FOR RECORDERS OPTIONAL USE ONLY
c. Condo/Twnhse d. 2-4 Plex	Book Page:
e. Apt. Bldg f. 7 Comm'l/Ind'l	Date of Recording:
g. Agricultural h. Mobile Home	Notes: Agreement ok ~A.B. 4/24/19
Other	
3.a. Total Value/Sales Price of Property	\$ 0.00
b. Deed in Lieu of Foreclosure Only (value of pro	
c. Transfer Tax Value:	\$ 0.00
d. Real Property Transfer Tax Due	\$ 0.00
1.,	
4. If Exemption Claimed:	
a. Transfer Tax Exemption per NRS 375.090,	Section 01
b. Explain Reason for Exemption: transfer bet	tween affiliated business entities with
identical common ownership	
5. Partial Interest: Percentage being transferred: 1	00 %
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 up	pon to substantiate the information provided herein.
Furthermore, the parties agree that disallowance of	any claimed exemption, or other determination of
	of the tax due plus interest at 1% per month. Pursuant
to NRS 375.030, the Buyer and Seller shall be joint	ly and severally liable for any additional amount owed.
	\ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \
Signature	Capacity: Ogut
Signature	Capacity:
	//
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(REQUIRED)	(REQUIRED)
Print Name: Beach Club Development	Print Name: Beach Club Development
Address: 170 Highway 50, P.O. Box 5536	Address: 170 Highway 50, P.O. Box 5536
City: Lake Tahoe	City: Lake Tahoe
State: NV Zip: 89449	State: NV Zip: 89449
COMPANY (BUDGON) PROVINCIMING PROCESS	DDVC (D
COMPANY/PERSON REQUESTING RECORD	
Print Name: First American Title	Escrow # 2558040
Address: 2500 Paseo Verde Pkwy, Ste. 120	Ct / NIV 7' 00074
City: Henderson	State: NV Zip: 89074