

A.P.N.: 1318-26-101-006 PTN

RECORDING REQUESTED BY:
SEAN PADGETT AND HOPE PADGETT
2036 CRIMSON LANE, SANTA ROSA, CA 95403



KAREN ELLISON, RECORDER

WHEN RECORDED MAIL DOCUMENT TO;
SAME AS ABOVE

MAIL TAX BILL TO:
TO REMAIN UNCHANGED.

RPTT
\$1.95

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
HOWARD A. KOBATA AND ARLENE A. KOBATA HUSBAND AND WIFE.

do(es) hereby GRANT, BARGAIN and SELL to SEAN PADGETT AND HOPE
PADGETT HUSBAND AND WIFE AS JOINT TENANTS WITH RIGHT OF
SURVIVORSHIP.

the real property situate in the County of DOUGLAS, State of Nevada, described as
follows;

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

TOGETHER with all tenements, hereditaments and appurtenances, including easements
and water rights, if any, thereto belonging or appertaining, and any reversions,
remainders, rents, issues or profits thereof.

Dated:

3-11-19

3/11/19

HOWARD A. KOBATA

ARLENE A. KOBATA

State of Hawaii)
)ss
County of Honolulu)

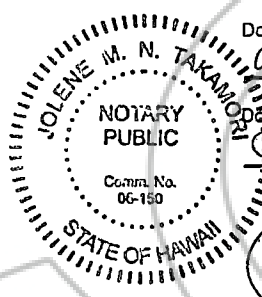
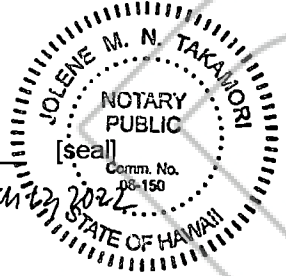
On MAR 17 2019, before me, Jolene M. N. Takamori
_____, a Notary Public, HOWARD A. KOBATA AND ARLENE A. KOBATA

personally appeared personally known to me (or 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 entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature: [Signature]

my commission expires March 27 2022



Doc. Description: Grant Bargain
and Sales Deed
Doc. Date: 3/11/19 No. Pages: 5
Jolene M. N. Takamori First
Notary Printed Name Jud. Circuit

[Signature] 3/11/19

EXHIBIT "A"

LEGAL DESCRIPTION

An undivided one-three thousand two hundred and thirteenth (1/3213) interest as tenant-in-common in the following described real property (The Real Property):

A portion of the North one-half of the Northwest one-quarter of Section 26, Township 13 North, Range 18 East, M.D.B.&M., described as follows:

PARCEL 3, as shown on that amended Parcel Map for John E. Michelsen and Walter Cox recorded February 3, 1981, in Book 281 of Official Records at page 172, Douglas County, Nevada, as Document No. 53178, said map being an amended map of Parcels 3 and 4 shown on that certain map for John E. Michelsen and Walter Cox recorded February 10, 1978, in Book 278 of Official Records at Page 591, Douglas County, Nevada, as Document No. 17578.

Excepting from the real property the exclusive right to use and occupy all of the Dwelling Units as defined in the "Declaration of Timeshare Use" as amended.

Also excepting from the real property and reserving to grantor, its successors and assigns, all those certain easements referred to in paragraphs 2.5, 2.6 and 2.7 of said Declaration of Timeshare Use and amendments thereto together with the right to grant said easements to others.

Together with the exclusive right to use and occupy a "Unit" as defined in the Declaration of Timeshare Use recorded February 16, 1983, in Book 283 at Page 1341, as Document No. 76233 of Official Records of the County of Douglas, State of Nevada, and amendment to Declaration of Timeshare Use recorded April 20, 1983 in Book 483 at Page 1021, Official Records of Douglas County, Nevada as Document No. 78917, second amendment to Declaration of Timeshare Use recorded July 20, 1983 in Book 783 of Official Records at page 1688, Douglas County, Nevada as Document No. 84425, third amendment to Declaration of Timeshare Use recorded October 14, 1983 in Book 1083 at page 2572, Document No. 89535 and fourth amendment to Declaration of Timeshare Use recorded August 31, 1987 in Book 887 at page 3987, Official Records of Douglas County, Nevada, Document No. 161309 ("Declaration"), during a "Use Period", within the High Season within the "Owner's Use Year", as defined in the Declaration, together with a nonexclusive right to use the common areas as defined in the Declaration.

Subject to all covenants, conditions, restrictions, limitations, easements, rights-of-way of record.

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1318-26-101-006 PTN
 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: \$ 500.00
 Deed in Lieu of Foreclosure Only (value of property) (0.00)
 Transfer Tax Value: \$ 500.00
 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: 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 *Seun Kobata* Capacity SELLER

Signature *Joseph Padgett* Capacity PURCHASER

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: HOWARD A. & ARLENE KOBATA
 Address: 1027KOKO UKA PLACE
 City: HONOLULU
 State: HI Zip: 96825

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: SEAN & HOPE PADGETT
 Address: 2036 CRIMSON LANE
 City: SANTA ROSA
 State: CA Zip: 95403

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: STEVE'S DEEDS Escrow # KOBATA
 Address: BOX 11506
 City: ZEPHYR COVE State: NV Zip: 89448

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED)