



00095859201909331660040043

KAREN ELLISON, RECORDER

Recording requested by and mail documents and tax statements to:

Name: Walley's Property Owners Association

Address: P.O. Box 158

City/State/Zip: Genoa, Nevada 89411

1319-15-000-020

David Walley's Resort GRANT, BARGAIN, and SALE DEED

THIS INDENTURE, made this 5th day of July 2019 between Dallas Harmon and Jennifer Williams (hereinafter called GRANTOR(S)) and Mario Montalbo and Anna Montalbo (hereinafter called GRANTEE(S)), as joint tenants with right of survivorship Grantee;

That Grantor, in consideration of Three Hundred DOLLARS 300⁰⁰ lawful money of the United States of America, paid to Grantor by Grantee, the receipt of which is hereby acknowledged, do hereby GRANT, BARGAIN, SALE and CONVEY to:

Mario Montalbo and Anna Montalbo all that real property situated in Douglas County, State of Nevada, more particularly described on Exhibit "A" attached hereto and incorporated herein by this reference.

TOGETHER with the tenements, hereditament and appurtenances thereunto belonging or appertaining and the reversion and reversions, remainder and remainders, rents, issues and profits thereof;

SUBJECT TO any and all matters of record, including taxes, assessments, easements, oil and mineral reservations and leases, if any, rights of way, agreements with the Declaration of Time Share Covenants, Conditions and Restrictions for David Walley's Resort recorded on September 23, 1998, in Book 998 at Page 4404 as Document Number 449993, Official Records of Douglas County, Nevada, and which Declaration is incorporated herein by this reference as if the same were fully set forth herein:

TO HAVE AND TO HOLD all and singular premises, together with the appurtenances, unto the said Grantee and Grantee's successors and assigns forever.

IN WITNESS WHEREOF, the Grantor has executed this conveyance the day and year first above written.



Signature of Grantor

Dallas Harman



Signature of Grantor
Jennifer Harman who acquired title as
Jennifer Williams

STATE OF NEVADA)

)

COUNTY OF DOUGLAS)

On this 5th day of July, 20 19, personally appeared before me, a Notary Public,

Dallas Harman, and Jennifer Williams

proved to me on the basis of satisfactory evidence to be the person(s) described in and who executed the foregoing instrument in the capacity set forth therein, who acknowledged to me that they executed the same freely and voluntarily and for the uses and purposes therein mentioned. Witness my hand and official seal.



Notary Public

My commission expires: 8-5-20

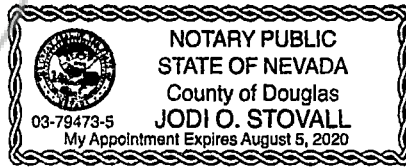


EXHIBIT "A"

(Walley's)

A timeshare estate comprised of an undivided interest as tenants in common in and to that certain real property and improvements follows:

An undivided 1/1224th interest in and to all that real property situate in the County of Douglas, State of Nevada, described as follows:

ADJUSTED PARCEL G as shown on that Record of Survey To Support a Boundary Line Adjustment recorded on September 20, 2002 in the Office of the Douglas County Recorder as Document No. 0552536, adjusting that Record of Survey recorded April 29, 2002 as Document No. 0540898, pursuant to that 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. 0501638, and by Certificate of Amendment recorded November 3, 2000, in Book 1100, Page 467, as Document No. 0502689, Official Records of 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, 0489957, 0509920 and 0521436, and that Declaration of Annexation of David Walley's Resort Phase III recorded on July 1, 2003 in the Office of the Douglas County Recorder as Document No. 0582120 and subject to said Declaration; with the exclusive right to use said interest for one Use Period within a TWO BEDROOM UNIT every year in accordance with said Declaration.

Together with a perpetual non-exclusive easement and use and enjoyment in, to and throughout the Common Area and a perpetual non-exclusive easement for parking and pedestrian and vehicular access, ingress and egress as set forth in Access Easement and Abandonment Deed recorded September 20, 2002 in Book 0902, at Page 06242, as Document No. 0552534, Official Records, Douglas County, Nevada.

A Portion of APN: 1319-15-000-020

State of Nevada Declaration of Value

FOR RECORDERS OPTIONAL USE ONLY	
Document/Instrument # _____	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

1. **Assessor Parcel Number(s)**
 a) 131975-000-020
 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 Time Share

3. **Total Value/Sales Price of Property:** \$ 300.00
 Deed in Lieu of Foreclosure Only (value of property) \$ _____
 Transfer Tax Value per NRS 375.010, Section 2: \$ 300.00
 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: _____ %

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 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 Grantor
 Signature _____ Capacity Grantor

SELLER (GRANTOR) INFORMATION

(REQUIRED)
 Print Name: Dallas Harmon & Jennifer Williams
 Address: 1284 Redwood Cr #2
 City: Gardnerville
 State: NV Zip: 89460

BUYER (GRANTEE) INFORMATION

(REQUIRED)
 Print Name: Mario Montalbo & Anna Montalbo
 Address: 6415 Peace Pipe Dr
 City: San Antonio
 State: Tx Zip: 78238

COMPANY REQUESTING RECORDING
 (REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: _____ Escrow # _____
 Address: _____
 City: _____ State: _____ Zip: _____