

APN#: 1319-15-000-015
1319-15-000-020
1319-22-000-021
1319-15-000-022
1319-15-000-023
1319-15-000-029
1319-15-000-030
1319-15-000-031
1319-15-000-032



KAREN ELLISON, RECORDER

After Recording Send Tax Statements to:
Orange Lake Country Club, Inc.
8505 W Irlo Bronson Memorial Hwy
Kissimmee, FL 34747

After Recording Return to:
Ronald Sandoval
Marion Sandoval
9815 Gainsborough Ln
Reno, NV 89521-4381

QUIT-CLAIM DEED

THIS QUIT-CLAIM DEED is made this 23 day of AUGUST, 2019, between Ronald Sandoval and Marion Sandoval, Husband and Wife, whose address is 9815 Gainsborough Ln, Reno, NV 89521-4381, ("Grantor"), and Chelise Noel Crookshanks and Chris A. Crookshanks, Wife and Husband, whose address is 3090 Kings Canyon Rd, Carson City, NV 89703-5338 ("Grantee").

WITNESSETH:

Grantor, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration to it paid by Grantee, the receipt and sufficiency of which is hereby acknowledged, by these presents does remise, release, and forever quitclaim unto Grantee, its successors and assigns, the real property more particularly described in **Exhibit "A"** attached hereto and made a part (the "Property").

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water rights and stock and all fixtures now or hereafter a part of the Property. All replacements and additions shall also be covered by this Deed. All of the foregoing together with all personal property associated therewith is part of the Property described above.

SUBJECT TO: (i) any and all rights, rights of way, reservations, restrictions, agreements, covenants, encumbrances, easements, mineral exceptions and reservations, and all conditions of record; (ii) The Corrected Sixth Amended and Restated Declaration of Time Share Covenants,



Quit-Claim Deed
David Walley's Resort



Conditions and Restrictions for David Walley's Resort, recorded November 2, 2018, with the Recorder in and for Douglas County, Nevada as Document Number 2018-921717, as may be amended from time to time; and (iii) Real Estate Taxes that are currently not due and payable but are a lien against the Property.

TITLE TO THE PROPERTY is herein transferred with all tenements, hereditaments and appurtenances thereunto belonging or appertaining, and the reversion and revisions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien, equity and claim whatsoever of the said Grantor, either in law or equity, to the only proper use, benefit and behalf of the said Grantee forever.

IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents the day and year first above written.

Signed, Sealed and Delivered in the presence of:

Ronald L Sandoval (Seal)
Grantor's Signature

Ronald Sandoval
Print Name (address provided above)

X X X X X X X X (Seal) ^{MM}
Grantor's Signature

Marion Sandoval
Print Name (address provided above)

STATE OF NEVADA)

COUNTY OF WASHOE)

On AUGUST 23, 2019 before me, the undersigned, a Notary Public in and for said County and State, personally appeared Ronald Sandoval and Marion Sandoval, known or proved to me to be the person described in and who executed the foregoing instrument, 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

Marcella Medina
(Notary Signature)

MARCELLA MEDINA
(Print Name)

Commission Expires: MARCH 15, 2023

(Notary Seal)



Quit-Claim Deed
David Walley's Resort

Conditions and Restrictions for David Walley's Resort, recorded November 2, 2018, with the Recorder in and for Douglas County, Nevada as Document Number 2018-921717, as may be amended from time to time; and (iii) Real Estate Taxes that are currently not due and payable but are a lien against the Property.

TITLE TO THE PROPERTY is herein transferred with all tenements, hereditaments and appurtenances thereunto belonging or appertaining, and the reversion and revisions, remainder and remainders, rents, issues and profits thereof.

TO HAVE AND TO HOLD, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien, equity and claim whatsoever of the said Grantor, either in law or equity, to the only proper use, benefit and behalf of the said Grantee forever.

IN WITNESS WHEREOF, the said Grantor has signed and sealed these presents the day and year first above written.

Signed, Sealed and Delivered in the presence of:

(Seal)
Grantor's Signature

Ronald Sandoval

Print Name (address provided above)

Julie Brand, POA (Seal)
Grantor's Signature
for Marion Sandoval
by Julie Brand
Marion Sandoval

Print Name (address provided above)

STATE OF Nevada
COUNTY OF Washoe

On July 13, 2019 before me, the undersigned, a Notary Public in and for said County and State, personally appeared ~~Ronald Sandoval and Marion Sandoval~~, known or proved to me to be the person described in and who executed the foregoing instrument, who acknowledged to me that they executed the same freely and voluntarily and for the uses and purposes therein mentioned.

JULIE BRAND, POA

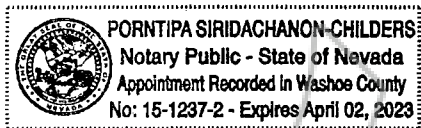
WITNESS my hand and official seal

Porntipa Sridachanon-Childers

(Notary Signature)

Porntipa Sridachanon-Childers
(Print Name)
Commission Expires: 04/02/23

(Notary Seal)



Quit-Claim Deed
David Walley's Resort

Exhibit "A"

The Time Shares estates set forth in **Exhibit "A-1"** attached hereto and incorporated herein by this reference, as said term "Time Share" is defined in that certain Sixth Amended and Restated Declaration of Time Share Covenants, Conditions and Restrictions for David Walley's dated September 24, 2014 and filed and recorded as Document Number 0849819 in Book 0914, Page 4388 in the Official Records of Douglas County, as corrected by the recording of the Corrected Sixth Amended and Restated Declaration of Time Share Covenants, Conditions and Restrictions for David Walley's dated November 2, 2018, in the Official Records of Douglas County, Nevada as Document Number 2018-921717, and all exhibits, amendments, and annexations thereto (collectively the "**Declaration**"), which Time Share consists of an undivided interest as a tenant in common in and to those certain parcels of real property as set forth below:

Aurora Phase

An undivided 1/1,071st, or 1/2,142nd interest in and to all that real property situate in the County of Douglas, State of Nevada more fully described on Exhibit A (Parcel II) to the Declaration.

APN: 1319-22-000-021

Bodie Phase

An undivided 1/1,989th or 1/3,978th interest in and to all that real property situate in the County of Douglas, State of Nevada more fully described on Exhibit A (Parcel I) to the Declaration.

APN: 1319-15-000-015

Canyon Phase

An undivided 1/1,224th or 1/2,448th interest in and to all that real property situate in the County of Douglas, State of Nevada more fully described on Exhibit A (Parcel III) to the Declaration.

APN: 1319-15-000-020

Dillon Phase

An undivided 1/1,224th, 1/2,448th, 1/204th, or 1/408th interest in and to all that real property situate in the County of Douglas, State of Nevada more fully described on Exhibit A (Parcel IV) to the Declaration, which such undivided interest is indicated in that certain grant, bargain, and sale deed to Grantor, as grantee, filed and recorded as N/A

APN: 1319-15-000-022

APN: 1319-15-000-031

APN: 1319-15-000-032

APN: 1319-15-000-023

APN: 1319-15-000-029

APN: 1319-15-000-030

Exhibit "A-1"

| Phase | Frequency | Unit Type | Inventory Control Number |
|-----------------|-----------|-----------|--------------------------|
| 3 - Canyon Bldg | Annual | 2bd | 36023082230 |

Quit-Claim Deed - David Walley's Resort

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1319-15-000-020
- b) _____
- c) _____
- d) _____

2. Type of Property

- a) Vacant Land b) Single Fam.
- c) Condo/Twnhs d) 2-4 Plex
- e) Apt. Bldg. f) Comm'l/Ind'l
- g) Agricultural h) Mobile Home
- i) Other Timeshare

| FOR RECORDERS OPTIONAL USE | |
|----------------------------|-------------|
| Book _____ | Page: _____ |
| Date of Recording: _____ | |
| Notes: _____ | |

3. Total Value/Sales Price of Property: _____

\$ 101.00

Deed in Lieu of Foreclosure Only (value of _____)

(\$ _____)

Transfer Tax Value: _____

\$ 0 / .95

Real Property Transfer Tax Due _____

\$ 0

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 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: [Signature]
Signature: _____

Capacity: Owner
Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Ronald Sandoval & Marion Sandoval
Address: 9815 Gainsborough Ln
City: Reno
State: NV Zip: 89521

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Chelise Noel Crookshanks & Chris A. Crookshanks
Address: 3090 Kings Canyon Rd
City: Carson City
State: NV Zip: 89703-5338

COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)

Print Name: _____ File Number: _____
Address _____
City: _____ State: _____ Zip: _____

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