

DOUGLAS COUNTY, NV

2019-936570

RPTT:\$1.95 Rec:\$35.00

\$36.95 Pgs=2

10/14/2019 09:24 AM

VOCC, INC.

KAREN ELLISON, RECORDER

APN: 1319-15-000-030

Prepared By and | Voccc, Inc.  
Return to: | P O Box 1668  
| Branson MO 65615-1668  
| \*\*\*\*20704

Mail Tax Bills To:  
Walley's Property Owners Association  
P.O. Box 158  
Genoa, NV 89411  
#36027099312

## GRANT, BARGAIN, SALE DEED

David Walley's Resort

This deed made and entered into on 4 day of Sept, 2019 by and between:

Grantor: **DANIEL W KNIPE AND BARBARA I KNIPE, husband and wife, as Joint Tenants with Right of Survivorship**

Of: 20720 Locust Dr Los Gatos California 95033

**Hereby CONVEY AND WARRANT**

Grantee: **Daniel Johnson and Kathleen Johnson, Husband and Wife as joint tenants**

Of: P O BOX 764 Pioneer, California 95666

**WITNESSETH:** That said Grantor, for good and valuable consideration of the sum of TEN DOLLARS (\$10.00), paid by the said Grantee, the receipt of whereof is hereby acknowledged, has granted, bargained and sold to the said Grantee, and Grantee's heirs and assigns forever, the following described property, situate, lying, and being in the **County of Douglas, State of Nevada**, to wit:

An undivided fee simple ownership interest in and to the following described Time Share Interest that has been created at David Walley's Hot Springs Resort and Spa located in Douglas County, Nevada and more fully described within that certain Fifth Amended and Restated Declaration of Time Share Covenants, Conditions and Restrictions for David Walley's Resort that has been filed of record on August 27, 2001 with the Recorder in and for Douglas County, Nevada in Book 0801 Page 6980, as amended:

**UNIT TYPE: 2 BD      PHASE: 7      INVENTORY CONTROL NO: 36027099312**

**ALTERNATE YEAR TIME SHARE: EVEN      FIRST YEAR OF USE: 2020**

If acquiring a Time Share Interest in Phase II, BUYER will receive fee title to a 1/1989th undivided interest (if annually occurring) or a 1/3978th undivided interest (if biennially occurring) in said Phase.

**TO HAVE AND TO HOLD** the Property, together with all and singular, the rights and appurtenances thereto and in anywise belonging unto said Grantee, its successors and assigns, forever, and Grantor does hereby bind itself, its successors and assigns to Warrant and Forever Defend all and singular the Property unto the said Grantee, its successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof.

**IN WITNESS WHEREOF**, the said Grantor has hereunto set their hand or hands the day and year first above written.

**GRANTOR:**

*Daniel W Knipe*  
DANIEL W KNIPE  
*Angela Tamm*  
Witness #1 Signature  
*Angela Tamm*  
Witness #1 Printed Name

*Barbara I Knipe*  
BARBARA I KNIPE  
*Blaine Smith*  
Witness #2 Signature  
*Blaine Smith*  
Witness #2 Printed Name

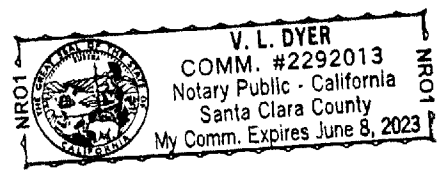
COUNTY OF *Santa Clara* STATE OF *California*

I hereby Certify that on this day before me, an officer duly authorized to administer and take acknowledgements, personally appeared **DANIEL W KNIPE AND BARBARA I KNIPE**, and acknowledged the due execution of the foregoing instrument.

WITNESS my hand and Official Stamp or Seal this *4<sup>th</sup>* day of *Sep*, 2019.

*V. L. Dyer*  
Notary Signature

*V. L. Dyer*  
Notary Printed Name  
My Commission Expires: *06/08/2023*



Place Notary Seal Within Box

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a. 1319-15-000-030  
 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  
 Other Timeshare

FOR RECORDER'S OPTIONAL USE ONLY  
 Book: \_\_\_\_\_ Page: \_\_\_\_\_  
 Date of Recording: \_\_\_\_\_  
 Notes: \_\_\_\_\_

3. a. Total Value/Sales Price of Property \$ 500-  
 b. Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_ )  
 c. Transfer Tax Value: \$ 500-  
 d. Real Property Transfer Tax Due \$ 195

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 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] Capacity AGEN  
 Signature \_\_\_\_\_ Capacity \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: Daniel W + Barbara I Kripe  
 Address: 20720 Locust Dr  
 City: Los Gatos  
 State: CA Zip: 95033

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: Daniel + Kathleen Johnson  
 Address: PO Box 764  
 City: Pioneer  
 State: CA Zip: 95666

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**  
 Print Name: VOCC Inc Escrow #: 20704  
 Address: PO Box 1668  
 City: Branson State: MO Zip: 65615