

DOUGLAS COUNTY, NV

2019-937128

RPTT:\$1.95 Rec:\$35.00

\$36.95 Pgs=3

10/28/2019 08:18 AM

VACATION TRADE WORLD SA DE CV

KAREN ELLISON, RECORDER

Record and Return to:

VALUE TRADERS SA DE CV
AV. 10 CON CALLE 12 NO 224
EDIFICIO JIRA, 2OS PISO, DEP B4
PLAYA DEL CARMEN, Q. ROO
77710, MEXICO

Mail Tax Statements to:

BRIAR D. LOEWEN
AVE 10/12 NO 224 EDIFICIO JIRA
DEPT B4
PLAYA DEL CARMEN, QUINTANA ROO
77710, MEXICO

Consideration: \$500.00

A portion of APN:42-284-04

**CORRECTIVE THE RIDGE CREST
GRANT, BARGAIN, SALE DEED**

Original Deed recorded 05/09/2018

Instrument 2018-913984

Incorrect portion of APN and information in the exhibit "A"
Replaced with new information

THIS DEED, Made the 24 day of October, 2019, by

**"SELLER": MICHAEL K. NOLEN and SHERRY R.K. NOLEN, husband and wife, as joint tenants with right of survivorship, Trustors of Deed of Trust dated on April 25, 1991
12001 Palisades Parkway, Austin, TX 78732**

**"YOU": BRIAR D. LOEWEN,
a single woman,
Av. 10 con calle 12 Edificio Jira No. # 224 Dpto. B4, Solidaridad, Q. Roo,
México 77710**

(Wherever used herein the terms "grantor" and "grantee" include all the parties to this instrument and the heirs, legal representatives, and assigns of individuals, and the successors and assigns of corporations.)

WITNESSETH, That the Grantor, for and in consideration of the sum of Five Hundred and 00/100 (\$500.00) Dollars, to Grantor paid by Grantee, the receipt whereof is hereby acknowledged, does hereby Grant, Bargain, transfer tax due 1.95 sell and Convey unto the Grantee, and Grantee's heirs and assigns forever, all that certain property located and situated in Douglas County, State of Nevada, commonly as The Ridge Tahoe, week 1 unit #070 and more particularly described on "Exhibits "A" attached hereto for Legal Description.

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

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

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

Michael K. Nolen
MICHAEL K. NOLEN, Trustor

Sherry R.K. Nolen
SHERRY R.K. NOLEN, Trustor

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness accuracy, or validity of that document.

STATE OF California)
COUNTY OF Fresno ; SS

On October 24, 2019, before me, M. Damian, a Notary Public, personally appeared **MICHAEL K. NOLEN** and **SHERRY R.K. NOLEN**, 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

(this area for official notarial seal)

M. Damian
Notary Signature
Notary Printed M. Damian
My Commission expires 06/18/2020

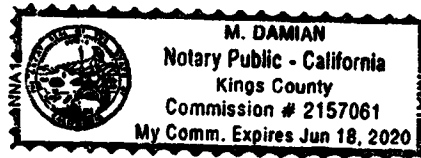


EXHIBIT "A" (37)

A TIME SHARE ESTATE COMPRISED OF:

PARCEL ONE

- (A) An undivided 1/5th interest as tenants-in-common, in and to Lot 37 as shown on Tahoe Village Unit No. 3-10th Amended Map, recorded September 21, 1990 as Document No. 235008, official Records of Douglas County, State of Nevada. Except therefrom Units 039 through 080 (inclusive) and Units 141 through 204 (inclusive) as shown and defined on that certain Condominium Plan recorded as Document No. 182057, official Records of Douglas County, state of Nevada.
- (B) Unit No. 070 as shown and defined on said last Condominium Plan.

PARCEL TWO

- (A) a non-exclusive easement for roadway and public utility purposes as granted to Harich Tahoe developments in deed recorded December 8, 1981, as Document No. 63026, being over a portion of Parcel 26-A (described in Document No. 01112, recorded June, 17, 1976) in Section 30, Township 13 North, Range 19 East M.D.B. & M.; and
- (B) An easement for ingress, egress and public utility purposes, 37' wide, the centerline of which is shown and described on the seventh amended Map of Tahoe Village No. 3, recorded April 9, 1986, as Document No. 133178 of official Records, Douglas County, State of Nevada.

PARCEL THREE

A non-exclusive right to use the real property known as "common Area" as shown on Tahoe Village Unit No. 3-10th Amended Map Recorded September 21, 1990 as Document No. 235008 of the Douglas County 13 North, range 19 East, M.D.B. & M. for all those purposes provided for in the Declaration of Covenants, conditions and restrictions recorded January 11, 1973, as Document No. 63681, in book 173 page 229 of official Records and in modifications thereof: (1) recorded September 28, 1973, as Document No. 69063 in Book 973 page 812 of official Records; (2) recorded July 2, 1976, as Document No. 1472 in Book 776 Page 87 of official Records; and (3) recorded July 26, 1989, as Document No. 207446, in Book 789, page 3011.

PARCEL FOUR

A non-exclusive easement for ingress and egress and recreational purposes and for the use and enjoyment and incidental purposes over, on and through lots 29, 30, 35, 39, 40, and 41 as shown on Tahoe Village unit No. 3-10th Amended Map, Recorded September 21, 1990 as Document No. 235008 of the Douglas County Recorder's office, Douglas County, Nevada within section 30, Township 13 North, Range 19 east M.D.B. & M. for all those purposes provided for in the Fourth Amended and Restated Declaration of Covenants, Conditions and Restrictions, recorded February 14, 1984, as Document No. 96758 and as amended from time to time of Official Records of Douglas, State of Nevada.

PARCEL FIVE

The Exclusive right to use any UNIT of the name Unit Type as described in the Declaration of Annexation of the Ridge Tahoe phase Five recorded August 18, 1988, as Document No. 184461 of official Records of Douglas the Douglas County, in which an interest is hereby conveyed in subparagraph (B) of Parcel one and the non-exclusive right to use the real property referred to in subparagraph (A) of parcel one and Parcels two, three and four above for all of the purposes provided for in the Fourth Amended and restated Declaration of covenants, conditions and restrictions of the Ridge Tahoe, recorded February 14, 1984, as Document No. 96758 of official Records of Douglas County, during ONE use week within the swing season, as said quoted term is defined in the Declaration of Annexation of the Ridge Tahoe Phase Five. The above described exclusive right may be applied to any available unit of the same Unit Type on Lot 37 during said Use week within said "use season".

A portion of APN 42-284-04

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)
 a. 42-284-04
 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 time share

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

3.a. Total Value/Sales Price of Property \$ 500.00
 b. Deed in Lieu of Foreclosure Only (value of property (0.0))
 c. Transfer Tax Value: \$ 1.95
 d. 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: [Signature] Capacity: Closing agent
 Signature: _____ Capacity: _____

SELLER (GRANTOR) INFORMATION
(REQUIRED)
 Print Name: Michael K. and Sherry R. K. No
 Address: 12001 Palisades
 City: Austin
 State: TX Zip: 78732

BUYER (GRANTEE) INFORMATION
(REQUIRED)
 Print Name: Briar D. Loewen
 Address: Av.10 con calle 12 Ed Jira Dpt B4
 City: Solidaridad, Quintana Roo
 State: Mexico Zip: 77710

COMPANY/PERSON REQUESTING RECORDING (Required if not seller or buyer)
 Print Name: Vacation Trade World Escrow # _____
 Address: Av.10 con calle 12 Ed Jira Dpt B4
 City: Solidaridad, State: Q. Roo Zip: 77710