

DOUGLAS COUNTY, NV

2020-948178

RPTT:\$7.80 Rec:\$40.00

\$47.80 Pgs=4

06/25/2020 10:00 AM

VACATION OWNERSHIP TITLE AGENCY

KAREN ELLISON, RECORDER

<b>A.P.N. No.:</b>	A portion of 1319-30-616-020
<b>R.P.T.T.</b>	\$7.80
<b>Escrow No.:</b>	20201265
<b>Title No.</b>	VOTVTS20222089
<b>Recording Requested By:</b>	
Vacation Ownership Title Agency, Inc.	
<b>Mail Tax Statement To:</b>	
Same as Below	
<b>When Recorded Mail To:</b>	
TAHOE SUMMIT VILLAGE TIME SHARE ASSOCIATION	
P.O. Box 4917	
Stateline, NV 89449	

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That **MADLINE MICHIE OMAI**, an unmarried woman

for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to

**TAHOE SUMMIT VILLAGE TIME SHARE ASSOCIATION a Nevada nonprofit corporation**

and to the heirs and assigns of such Grantee forever, all that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

Tahoe Summit Village, Unit 20, Building B, Winter Season, Stateline, NV 89449. See Exhibit 'A' attached hereto and by this reference made a part hereof.

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues or profits thereof.

Dated: May 15, 2020

Madeline Michie Omai  
MADLINE MICHIE OMAI

State of Hawaii

County of Honolulu

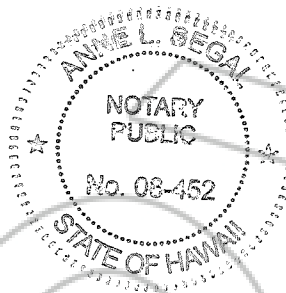
}  
} ss.  
}

This instrument was acknowledged before me on June 16, 2020 (date)

By: MADELINE MICHIE OMAI

Signature:

Anne L. Segal  
Notary Public *Anne L. Segal*  
*State of Hawaii Notary Public*  
*My Commission Expires 10/5/2020*



*copy* NOTARY CERTIFICATION

Doc. Description: Grant, Bargain, Sale Deed

Doc. Date: 5/15/2020 # of Pages: 2 First Circuit

Anne L. Segal  
Anne L. Segal  
Signature

6/16/2020  
Date

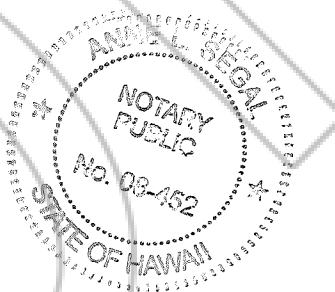


Exhibit 'A'  
Legal Description

All that parcel of land in the County of Douglas, State of Nevada, and being more particularly described as follows:

A Time Share Interest comprised of the following:

Parcel One:

An undivided 1/51st interest in and to that certain condominium described as follows:

(a) Condominium Unit No. 20, Building B as set forth in the Condominium map of Lot 33 Tahoe Village Unit No. 2, Third Amendment Map, recorded February 26, 1981, as Document No. 53850, Official Records of Douglas County, State of Nevada, during One (1) "Use Period" within the Winter "Season" as defined in the Declaration of Time Share Covenants, Conditions and Restrictions, originally recorded on April 5, 1983 as Document No. 78473, and as re-recorded May 24, 1983 as Document No. 80819 in the Official Records, Douglas County, State of Nevada, and the Declaration of Time Share Covenants, Conditions and Restrictions recorded on October 24, 1983 as Document No. 89976 and as amended by the First Amendment to Declaration of Time Share Covenants, Conditions and Restrictions recorded on November 10, 1983 as Document No. 090832 in the Official Records of Douglas County, State of Nevada

(b) An undivided 1/11th interest in and to the common area designated, depicted and described in the Condominium Map of Lot 33, Building B, Tahoe Village Unit No. 2, Third Amended Map recorded February 26, 1981 as Document No. 53850 of Official Records, Douglas County, State of Nevada, during and for the "Use Period" set forth in subparagraph (a) above.

Parcel Two:

A non-exclusive right to use the "Special Common Area" as defined and for the purposes and on the terms and conditions set forth, in that certain Declaration of Annexation (Tahoe Summit Village) and Grant, Bargain and Sale Deed recorded May 27, 1987 in Book 587 at page 2664 as Document No. 155368 of Official Records of Douglas County, State of Nevada, during and for the "Use Period" set forth in subparagraph (a) above.

Parcel Three:

A non-exclusive right to use the real property known as Common Area on the official map of Tahoe Village Unit No. 2, recorded March 29, 1974 as Document No. 72495 of Official Records of Douglas County, State of Nevada, as amended and modified, for all those purposes provided for in the Declaration of Covenants, Conditions and Restrictions recorded January 11, 1973 as Document No. 63681 of Official Records of Douglas County, State of Nevada, and as amended by instruments recorded with said county and state on September 28, 1973 as Document No. 69063 in Book 973, page

812 and July 2, 1976 as Document No. 01472 in Book 776, page 87 of Official Records during and for the "Use Period" set forth in subparagraph (a) above.

The above described exclusive and non-exclusive rights may be applied to any available unit in the project, during said Use Period within said Season.

APN: 1319-30-616-020

Commonly known as: Tahoe Summit Village, Unit No. 20, Building B, Winter Season, APN 1319-30-616-020, Stateline, NV 89449

COPY

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) A ptn of 1319-30-616-020  
 b) \_\_\_\_\_  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No.	_____
Book _____	Page _____
Date of Recording: _____	
Notes: _____	

2. Type of Property:  
 a)  Vacant Land                      b)  Single Family Res.  
 c)  Condo/Townhouse              d)  2-4 Plex  
 e)  Apartment Bldg.                  f)  Commercial/Industrial  
 g)  Agricultural                      h)  Mobile Home  
 i)  Other - Timeshare

3. a. Total Value/Sales Price of Property	_____	\$2,000.00
b. Deed in Lieu of Foreclosure Only (Value of Property)	_____	( )
c. Transfer Tax Value	_____	\$2,000.00
d. REAL PROPERTY TRANSFER TAX DUE:	_____	\$7.80

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 Madeline Michie Omai Capacity: \_\_\_\_\_ Grantor  
 MADELINE MICHIE OMAI

Signature \_\_\_\_\_ Capacity: \_\_\_\_\_ Grantee  
 TAHOE SUMMIT VILLAGE TIME SHARE  
 ASSOCIATION a Nevada nonprofit corporation

**SELLER (GRANTOR) INFORMATION**  
 Print Name: MADELINE MICHIE OMAI  
 Address: 312 Keolu Dr.  
 City/State/Zip: Kai Lua, HI 96734

**BUYER (GRANTEE) INFORMATION**  
 Print Name: TAHOE SUMMIT VILLAGE TIME SHARE ASSOCIATION  
 Address: P.O. Box 4917  
 City/State/Zip: Stateline, NV 89449

**COMPANY/PERSON REQUESTING RECORDING** (required if not the Seller or Buyer)  
 Company \_\_\_\_\_ Escrow No.: 20201265  
 Name: Vacation Ownership Title Agency, Inc.  
 Address: 3476 Executive Pointe Way #16  
 City: Carson City State: NV Zip: 89706