

APN: 1319-30-542-004

Prepared By

Name: Kevin Connell
Address: 753 Kerfoot Dr, Gunter, TX 75058

State: Texas Zip Code: 75058

After Recording Return To

Name: Kevin Connell
Address: 753 Kerfoot Drive, Gunter, TX 75058

State: Texas Zip Code: 75058



00114987202009495540040043

KAREN ELLISON, RECORDER

Space Above This Line for Recorder's Use

NEVADA QUIT CLAIM DEED

STATE OF NEVADA

COUNTY OF Douglas

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of
Zero (\$0) in hand paid to

Kevin and Sheri Connell, a Grantor, residing at _____,

County of _____, City of _____, State of Texas

(hereinafter known as the "Grantor(s)") hereby conveys and quitclaims to

Kevin Connell, a Grantee, residing at 753 Kerfoot Dr,

County of Grayson, City of Gunter, State of Texas

(hereinafter known as the "Grantees(s)") all the rights, title, interest, and claim in or to
the following described real estate, situated in the County of Douglas, Nevada to-
wit:

See Exhibit A and Deed of trust

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 for the said first party, either in law or equity, to the
only proper use, benefit and behoof of the said second party forever.

K. P. Connor
Grantor's Signature
KEVIN P CONNOR
Grantor's Name
753 Kerfoot Dr
Address
Gunter, TX 75058
City, State & Zip

Sheri D. Connell
Grantor's Signature
SHERI D. CONNELL
Grantor's Name
8349 ODELL ST.
Address
N. RICHLAND HILLS, TX 76182
City, State & Zip

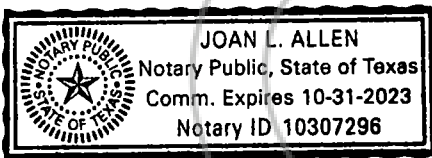
STATE OF NEVADA)
COUNTY OF _____)

State of Texas
County of Dallas

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that _____ whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 28 day of MAY, 2020.

Joan L Allen
Notary Public



My Commission Expires: 10-31-23

EXHIBIT "A"
(Sierra 02) 20-009-04-B

A timeshare estate comprised of:

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

- (A) An undivided 1/6th interest as tenants in common, in and to the Common Area of **LOT 3** of Tahoe Village Unit No. 1, as shown on the map recorded December 27th, 1983, as Document No. 93406, Official Records of Douglas County, State of Nevada, and as said in Common Area is shown on the Record of Survey of Boundary Line Adjustment Map recorded April 21, 1986, as Document No. 133713, Official Records of Douglas County, State of Nevada.
- (B) Unit No. A1 as shown and defined on said condominium map recorded as Document No. 93406, Official Records of Douglas County, State of Nevada.

PARCEL 2: A non-exclusive easement for ingress and egress and for the use and enjoyment and incidental purposes over, on and through the Common Area as set forth in said condominium map recorded as Document No. 93406, Official Records of Douglas County, State of Nevada, and said as common Area is shown on the Record of Survey of Boundary Line Adjustment Map recorded as Document No. 133713, Official Records of Douglas County, State of Nevada.

PARCEL 3: An exclusive right to the use of a condominium unit and the non-exclusive right to use the real property referred to in subparagraph (A) of Parcel 1, and Parcel 2 above, during one "USE WEEK" within the **PRIME** "use season" as that term is defined in the Second Amended and Restated Declaration of Timeshare Covenants, Conditions and Restrictions for the Ridge Sierra recorded as Document No 183661, and as Amended by that certain Addendum recorded as Document No. 184444, Official Records, Douglas County, State of Nevada, (the "CC&R'S"). The above described exclusive and non-exclusive rights may be applied to any available unit in The Ridge Sierra project during said "USE WEEK" in the above referenced "use season" as more fully set forth in the CC&R's.

A Portion of APN: 1319-30-542-004

STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number (s)

- a) 1319-30-542-004
- b) _____
- c) _____
- d) _____

2. Type of Property:

- | | | | |
|--|--------------|-----------------------------|-----------------|
| a) <input type="checkbox"/> | Vacant Land | b) <input type="checkbox"/> | Single Fam Res. |
| c) <input type="checkbox"/> | Condo/Twnhse | d) <input type="checkbox"/> | 2-4 Plex |
| e) <input type="checkbox"/> | Apt. Bldg. | f) <input type="checkbox"/> | Comm'l/Ind'l |
| g) <input type="checkbox"/> | Agricultural | h) <input type="checkbox"/> | Mobile Home |
| i) <input checked="" type="checkbox"/> | Other | | |

FOR RECORDERS OPTIONAL USE ONLY
Notes: _____

3. Total Value/Sales Price of Property:

Deed in Lieu of Foreclosure Only (value of property) \$ 500.-

Transfer Tax Value: \$ 500.-

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 *[Handwritten Signature]* Capacity AGENT

Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: SHERI CONNELL

Address: 153 KERFOOT DR.

City: GUNTER

State: TX Zip: 75058

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: KEVIN CONNELL

Address: 153 KERFOOT DR.

City: GUNTER

State: TX Zip: 75058

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: QM RESORTS Escrow # N/A

Address: 515 NICHOLS BLVD.

City: SPARKS State: NV Zip: 89431