

A.P.N.: 1319-30-723-009 *PTN*
R.P.T.T.: EXEMPT #5



RECORDING REQUESTED BY:
Christopher & Nanciann Moschner
7340 Pinehurst Drive
Cincinnati, Ohio. 45244

KAREN ELLISON, RECORDER E05

WHEN RECORDED MAIL DOCUMENT
SAME AS ABOVE

TAX BILL TO:
SAME AS ABOVE

GRANT, BARGAIN and SALE DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
Albin F. Moschner and Mary Ann Moschner, husband and wife as joint tenants with right
of survivorship.

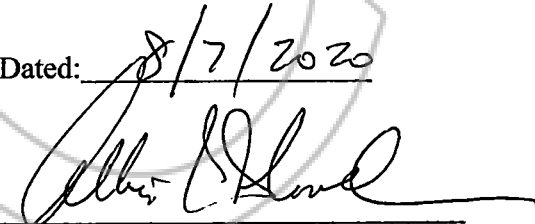
do(es) hereby GRANT, BARGAIN and SELL to Christopher Moschner and Nanciann
Moschner, husband and wife, as joint tenants with right of survivorship

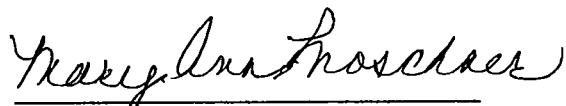
the real property situate in the County of DOUGLAS, State of Nevada, described as
follows;

SEE EXHIBIT "A" ATTACHED HERETO.

TOGETHER with all tenements, hereditaments and appurtenances, including easements
and water rights, if any, thereto belonging or appertaining, and any reversions,
remainders, rents, issues or profits thereof.

Dated: 8/7/2020

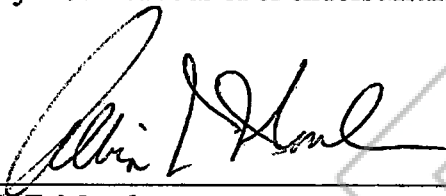

Albin F. Moschner

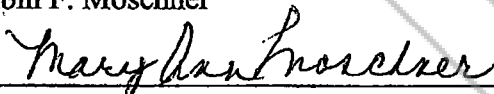

Mary Ann Moschner

It is understood that Steve's Deeds IS NOT an Escrow Company or Title Insurance Company and will not supply either service.

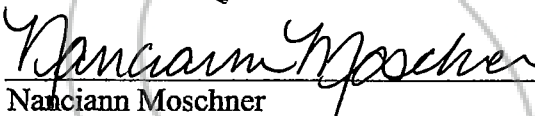
Steve's Deeds and/or Steve Cook are relieved of any liability regarding any possible repercussions or actions by a lender having a security interest in the property being conveyed. Steve's Deeds and/or Steve Cook have made no attempt to contact any lender holding a security interest in the property being conveyed.

Steve's Deeds and/or Steve Cook is relived of any liability and responsibility as to the possibly effects on the validity or sufficiency of any Title Insurance by recording of the above described documents. The issuing title insurance company should be consulted in regards to any modifications of or endorsements to any existing title policy.

Grantor:  Dated 8/8/2020
Albin F. Moschner

Grantor:  Dated 8/8/2020
Mary Ann Moschner

Grantee:  Dated 8/8/2020
Christopher Moschner

Grantee:  Dated 8/8/2020
Nanciann Moschner

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 ILLINOIS)

COUNTY OF Lake)

On August 17, 2020 before me, Albin Moschner + Mary Ann Moschner
Notary Public, personally appeared Albin F. Moschner and Mary Ann Moschner

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct. WITNESS my hand and official seal.

WITNESS my hand and official seal.

Signature: Rebecca Wiegold [seal]

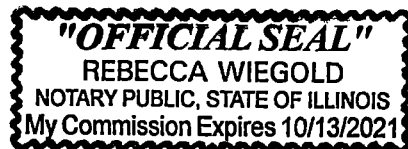


EXHIBIT "A"

PARCEL ONE:

An undivided 1/51st interest in and to that certain condominium as follows:
(a) An undivided 1/20th interest, as tenants-in-common, in and to Lot 33 of Tahoe Village Unit No. 3, Fifth-Amended Map, recorded October 29, 1981, as Document No. 61612 as corrected by Certificate of Amendment recorded November 23, 1981 as Document No. 62661, all of Official Records Douglas County, State of Nevada. Except therefrom units 121 to 140 as shown and defined on that certain Condominium Plan recorded August 20, 1982, as Document No. 70305 of Official Records.
(b) Unit No 129-10 as shown and defined on said Condominium Plan.

PARCEL TWO:

A non-exclusive right to use the real property known as Parcel "A" on the Official Map of Tahoe Village Unit No. 3, recorded January 22, 1973, as Document No. 63805, records of said county and state, 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 the modifications thereof recorded September 28, 1973 as Document No. 69063 in Book 973, Page 812 of Official Records and recorded July 2, 1976 as Document No. 1472 in Book 776, Page 87 of Official Records.

PARCEL THREE:

A non-exclusive easement for ingress and egress and recreational purposes and for use and enjoyment and incidental purposes over, on and through Lots 29, 39, 40 and 41 as shown on said Tahoe Village Unit No. 3, Fifth Amended Map and as corrected by said Certificate of Amendment.

PARCEL FOUR:

(a) A non-exclusive easement for roadway and public utility purposes as granted to Harich Tahoe Developments in deed re-recorded December 8, 1981 as Document No. 63026, being over a portion of Parcel 26-A (described in Document No. 0112 recorded June 17, 1976) in Section 30, Township 13 North, Range 19 East, M.D.M.,
(b) An easement for ingress, egress and public utility purposes, 32' wide, the centerline of which is shown and described on the 5th amended map of Tahoe Village No. 3, recorded October 29, 1981 as Document No. 61612 and amended by Certificate of Amendment recorded November 23, 1981 as Document No. 62661, Official Records, Douglas County, State of Nevada

PARCEL FIVE:

The exclusive right to use said UNIT 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 during ONE "use week" within the SUMMER "use season", as said quoted terms are defined in the Declaration of Restrictions, recorded September 17, 1982, as Document No. 71000 of said Official Records. The above described exclusive and non-exclusive rights may be applied to any available unit in the project, during said use week within said season.

STATE OF NEVADA
DECLARATION OF VALUE

1. Assessor Parcel Number(s)
 a) 1319-30-723-009 PTN
 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
 i) Other timeshare

FOR RECORDERS OPTIONAL USE ONLY	
BOOK _____	PAGE _____
DATE OF RECORDING: _____	
NOTES: _____	

3. Total Value/Sales Price of Property: \$ 0.00
 Deed in Lieu of Foreclosure Only (value of property) (0.00)
 Transfer Tax Value: \$ 0.00
 Real Property Transfer Tax Due: \$ 0.00

4. If Exemption Claimed:
 a. Transfer Tax Exemption per NRS 375.090, Section # 5
 b. Explain Reason for Exemption: transfer to son for no consideration

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 Albin F. Moschner Capacity owner

Signature Mary Ann Moschner Capacity owner

SELLER (GRANTOR) INFORMATION
(REQUIRED)

Print Name: Albin F. Moschner and Mary Ann Moschner
 Address: 2304 Telemark Lane NW
 City: Rochester
 State: MN Zip: 55901

BUYER (GRANTEE) INFORMATION
(REQUIRED)

Print Name: Christopher & Nanciann Moschner
 Address: 7340 Pinehurst Drive
 City: Cincinnati
 State: OH Zip: 45244

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Steve's Deeds Escrow # Moschner
 Address: Po Box 11506
 City: Zephyr Cove State: NEVADA Zip: 89448

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