

DOUGLAS COUNTY, NV

2021-959415

RPTT:\$1.95 Rec:\$40.00

\$41.95 Pgs=3

01/05/2021 11:28 AM

VACATION OWNERSHIP TITLE AGENCY

KAREN ELLISON, RECORDER

<b>A.P.N. No.:</b>	A portion of 1319-30-724-020
<b>R.P.T.T.</b>	\$1.95
<b>Escrow No.:</b>	20201619
<b>Recording Requested By:</b>	
Vacation Ownership Title Agency, Inc.	
<b>Mail Tax Statement To:</b>	
The Ridge Tahoe	
P.O. Box 5790	
Stateline, NV 89449	
<b>When Recorded Mail To:</b>	
ANDREA R. GOODEN	
180 Monte Vista Lane	
Daly City, NV 94015	

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

**ANDREA R. GOODEN and BARNEY B. GOODEN, wife and husband**

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

**ANDREA R. GOODEN and, BARNEY B. GOODEN, wife and husband, and ALEYAH L. LEUNG, a single woman, altogether as joint tenants with right of survivorship**

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:

The Ridge Tahoe, Tower Building, Prime Season, Odd Year Use, Old Account #34-019-30-71, New Account #M6738070, Stateline, NV 89449. See **Exhibit 'A'** attached hereto and by reference made a part hereof.

Dated:

12/31/2020

  
\_\_\_\_\_  
Andrea R. Gooden

  
\_\_\_\_\_  
Barney B. Gooden

# ACKNOWLEDGEMENT

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 San Mateo

On Dec 31<sup>st</sup> 2020 before me SHEETAL SEHGAL, Notary Public  
(insert name and title of the officer)

personally appeared ANDREA R. GOODEN and BARNEY B. GOODEN  
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.

Signature Sheetal Sehgal



(Seal)

**EXHIBIT "A"**

**(34)**

**An undivided 1/102nd interest as tenants in common in and to that certain real property and improvements as follows: (A) An undivided 1/38<sup>th</sup> interest in and to Lot 34 as shown on Tahoe Village Unit No. 3 - 13<sup>th</sup> Amended Map, recorded December 31, 1991, as Document No. 268097, re-recorded as Document No. 269053, Official Records of Douglas County, State of Nevada, excepting therefrom Units 001 through 038 (inclusive) as shown on that certain Condominium Plan recorded June 22, 1987, as Document No. 156903; and (B) Unit No. 019 as shown and defined on said Condominium Plan; together with those easements appurtenant thereto and such easements described in the Fourth Amended and Restated Declaration of Time Share Covenants, Conditions and Restrictions for The Ridge Tahoe recorded February 14, 1984, as Document No. 096758, as amended, and in the Declaration of Annexation of The Ridge Tahoe recorded August 21, 1984, as Document No. 097150, as amended, by Documents recorded October 15, 1990, June 22, 1987 and November 10, 1987 as Document Nos. 236691, 156904 and 166130, and as described in the Recitation of Easements Affecting the Ridge Tahoe recorded February 24, 1992, as Document No. 271619, and subject to said Declarations; with the exclusive right to use said interest in the same unit type, in Lot 34 only, for one week every other year in Odd-numbered years in the Prime "Season" as defined in and in accordance with said Declarations.**

**A Portion of APN: 1319-30-724-020**

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) A portion of 1319-30-724-020  
 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	500.00
b. Deed in Lieu of Foreclosure Only (Value of Property)	( )
c. Transfer Tax Value	\$500.00
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: \_\_\_\_\_ %  
 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 Andrea R. Gooden Capacity: Grantor  
 Signature Aleyah L. Leung Capacity: Grantee

<b><u>SELLER (GRANTOR) INFORMATION</u></b>	<b><u>BUYER (GRANTEE) INFORMATION</u></b>
Print Name: <u>ANDREA R. GOODEN</u>	Print Name: <u>ALEYAH L. LEUNG</u>
Address: <u>180 Monte Vista Lane</u>	Address: <u>180 Monte Vista Lane</u>
City/State/Zip: <u>Daly City, NV 94015</u>	City/State/Zip: <u>Daly City, NV 94015</u>

**COMPANY/PERSON REQUESTING RECORDING** (required if not the Seller or Buyer)  
 Company \_\_\_\_\_ Escrow No.: 20201619  
 Name: Vacation Ownership Title Agency, Inc.  
 Address: 3476 Executive Pointe Way #16  
 City: Carson City State: NV Zip: 89706

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED