DOUGLAS COUNTY, NV

2021-959439

RPTT:\$5.85 Rec:\$40.00 \$45.85

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VACATION OWNERSHIP TITLE AGENCY

KAREN ELLISON, RECORDER

Recording Requested By: Vacation Ownership Title Agency A portion of APN: 1319-30-645-003 RPTT \$5.85 / 42-271-31-02 / 20201713

GRANT, BARGAIN, SALE DEED

THIS INDENTURE made this 2 day of 50t, 2020 between JOSE A. DOMINGUEZ CARPIO and ELSA Y. CABALLERO GUTIERREZ, husband and wife as joint tenants with right of survivorship (the "Grantor"), and Holiday Inn Club Vacations Incorporated, a Delaware corporation (the "Grantee");

WITNESSETH:

That Grantor, in consideration for the sum of \$10.00, lawful money of the United States of America and other good and valuable consideration, paid to Grantor by Grantee, the receipt whereof is hereby acknowledged, does by these presents, grant bargain and sell unto the Grantee and Grantee's heirs and assigns, all that certain property (the "Property") located and situated in Douglas County, State of Nevada, more particularly described on (Exhibit "A");

TOGETHER with the tenements, hereditament and appurtenances there unto 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 appurtenances, unto the said Grantee and Grantee's assigns forever.

IN WITNESS WHEREOF, the Grantor has execu-	ted this conveyance the day and year first above written.
	Grantor:
	JOSE A. DOMINGUEZ CARPIO
	1 Marine
	ELSA Y. CABALLERO GUTIERREZ
	
STATE OF TEAS) SS	
COUNTY OF boxpin)	/ / ~
0/0/20	20 1 YOUR A DOMINICIPEZ CARRIO

This instrument was acknowledged before me on 4/8/

STATE OF COUNTY OF BEXAN

NELSON H. BALIDO Notary Public, State of Texas escomm. Expires 05-23-2021 Notary ID 10698328

This instrument was acknowledged before me on 9/8/2020 by ELSA Y. CABALLERO GUTIERREZ

WHEN RECORDED MAIL TO

Holiday Inn Club Vacations Incorporated Wilson Title Services 9271 S. John Young Parkway Orlando, Florida 32819

Notary Public

NELSON H. BALIDO Notary Public, State of Texas or admm. Expires 05-23-2021 Notary ID 10698328

> Holiday Inn Club Vacations Incorporated Attn: Attn: Tax Department 9271 S. John Young Parkway Orlando, Florida 32819

EXHIBIT "A"

(42)

An undivided 1/51st interest as tenants in common in and to that certain real property and improvements as follows: (A) An undivided 1/48ths interest in and to Lot 42 as shown on Tahoe Village Unit No. 3 - 14th Amended Map, recorded April 1. 1994, as Document No. 333985, Official Records of Douglas County, State of Nevada, excepting therefrom Units 255 through 302 (inclusive) as shown on said map; and (B) Unit No. 271 as shown and defined on said map; 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 Phase Seven recorded April 26, 1995, as Document No. 360927, as amended by Amended and Restated Declaration of Annexation of The Ridge Tahoe Phase Seven, recorded May 4, 1995, as Document No. 361461, and as further amended by the Second Amendment to Declaration of Annexation of The Ridge Tahoe Phase Seven recorded on October 17, 1995 as Document No. 372905, and as described in the First Amended Recitation of Easements Affecting the Ridge Tahoe recorded June 9, 1995, as Document No. 363815, and subject to said Declarations; with the exclusive right to use said interest, in Lot 42 only, for one week each year in accordance with said Declarations.

Together with a 13-foot wide easement located within a portion of Section 30, Township 13 North, Range 19 East, MDB&M, Douglas County, Nevada, being more particularly described as follows:

BEGINNING at the Northwest corner of this easement said point bears S. 43°19'06" E., 472.67 feet from Control Point "C" as shown on the Tahoe Village Unit No. 3 - 13th Amended Map, Document No. 269053 of the Douglas County Recorder's Office;

thence S. $52^{\circ}20'29''$ E., 24.92 feet to a point on the Northerly line of Lot 36 as shown on said 13^{th} Amended Map;

thence S. 14°00'00" W. along said Northerly line, 14.19 feet;

thence N. 52°20'29" W., 30.59 feet;

thence N. 37°33'12" E., 13.00 feet to the POINT OF BEGINNING.

A Portion of APN: 1319-30-645-003

STATE OF NEVADA DECLARATION OF VALUE	
1. Assessor Parcel Number(s)	\wedge
a) A portion of 1319-30-645-003	
b) c)	\ \
c) d)	\ \
u)	\ \
2. Type of Property:	\ \
a) Vacant Land b) Single Fam. Re	
c) Condo/Twnhse d) 2-4 Plex	
· · · · · · · · · · · · · · · · · · ·	FOR RECORDERS OPTIONAL USE ONLY BOOK PAGE
	DATE OF RECORDING:
g) Agricultural h) Mobile Home	NOTES:
i) Uther Timeshare	
7 Total Walva/Salas Price of Property	s\$1,050.00
 Total Value/Sales Price of Property: Deed in Lieu of Foreclosure Only (value of property) 	
Transfer Tax Value:	\$\$1,050.00
Real Property Transfer Tax Due:	\$ <u>\$5.85</u>
4. <u>If Exemption Claimed:</u>	
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	
	ntiate the information provided herein. Furthermore, the
	ption, or other determination of additional tax due, may
result in a penalty of 10% of the tax due plus interes	t at 1% per month.
D (4 NDC 257 020 41 D 10 H 1 H 1 H	
Pursuant to NRS 375.030, the Buyer and Seller shall be join	ntly and severally liable for any additional amount owed.
Signature	Capacity Agent
Signature	
Signature	Capacity
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(REQUIRED)	(REQUIRED)
Print Name: Jose A. Dominguez Caprio	Print Name: Holiday Inn Club Vacations Inc.
Address: 197 Las Americas	Address: 9271 S. John Young Parkway
City: Morelia, Mihoacan	City: Orlando
State: Panama Zip: 58270	State: FL Zip: 32819
1 555,0	
COMPANY/PERSON REQUESTING RECORDING	
(required if not the seller or buyer)	,,20204742
Print Name: Vacation Ownership Title Agency	Escrow # ²⁰²⁰¹⁷¹³
Address: 3476 Executive Pointe Way #16 City: Carson City State: N	Zip: 89706
	MAY BE RECORDED/MICROFILMED)
(-10111 00010 11101 0101	