

DOUGLAS COUNTY, NV

2021-962205

RPTT:\$3.90 Rec:\$40.00

\$43.90 Pgs=3

02/19/2021 08:10 AM

GO PROPERTIES

KAREN ELLISON, RECORDER

A Portion of APN: 1319-15-000-015

Prepared By and Return To:
GO Properties Services LLC.
(Without Title Examination)
Eric Wyatt Space
48 Lusscroft Road
Wantage, NJ 07461

Mail Tax Statement To:
Walley's Property Owners Association
P.O. Box 158
Genoa, NV 89411

GRANT DEED

THIS DEED shall operate to perform the transfer of title from THOMAS K. WATSON Grantor(s) to MARCO ANTONIO SIERRA, a single male, as sole and separate property, whose address is P.O BOX 550204 SOUTH LAKE TAHOE, CALIFORNIA 96155 ("Grantee(s)");

WITNESS, that the Grantor(s), for and in consideration of the receipt and sufficiency of which is hereby acknowledged does grant, bargain, sell, convey, and confirm unto the Grantee(s), its successors and assigns forever, all the real property, together with improvements, if any, situate, lying, and being in the COUNTY OF DOUGLAS and the STATE OF NEVADA, described as follows:

"SEE ATTACHED EXHIBIT A"

TOGETHER, with all the singular, the hereditaments and appurtenances thereunto belong, or in anywise appertaining, the reversion or reversions, remainder or remainders, rents, issues, and profits thereof, and all the estate, right, title interest, claim, and demand whatsoever of the Grantor(s), either in laws or equity of, in and to the above bargained premises, with the hereditaments and appurtenances; and

SUBJECT TO taxes and special assessments for the current year and subsequent years and easements, covenants, conditions, and restrictions of record;

TO HAVE AND TO HOLD the same in fee simple forever.

AND the Grantor(s) hereby covenants with said Grantee(s) that the Grantor(s) is lawfully seized of said land in fee simple; that the Grantor(s) has/have good right and lawfully authority to sell and convey said land; that the Grantor(s) hereby fully warrant; the title to said land and will defend the same against the lawful claims of all persons whomsoever;

IN WITNESS WHEREOF, the Grantor(s) have/has caused this deed to be executed on:

DATE: 1/29/2021

GRANTOR(S):

Thomas K. Watson
THOMAS K. WATSON

Signed, Sealed and Delivered in the Presence Of:

STATE OF: California

COUNTY OF: Riverside

THE 29 DAY OF Jan, 20 21, THOMAS K. WATSON, personally appeared before me and acknowledged the foregoing instrument to be his/~~her~~/~~their~~ voluntary act and deed.

WITNESS my hand and official seal:

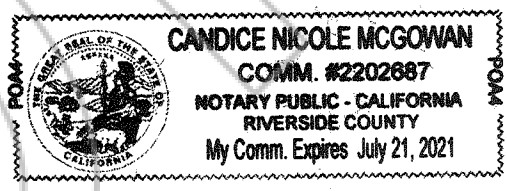
Signature: Candice Nicole McGowan

Printed Name: Candice Nicole McGowan

A Notary Public in and for said State

My Commission Expires: July 21, 2021

Press Notarial Seal or Stamp Clearly and Firmly



Inventory No.: 17-036-09-82

EXHIBIT "A"
(WALLEY'S)

A timeshare estate comprised of an undivided interest as tenants in common in and to that certain real property and improvements as follows:

An undivided 1/3978th interest in and to all that real property situate in the County of Douglas, State of Nevada, described as follows:

PARCEL E-1 of the Final Subdivision Map LDA #98-05 for DAVID WALLEY'S RESORT, a Commercial Subdivision, filed for record with the Douglas County Recorder on October 19, 2000, in Book 1000, at Page 3464, as Document No. 0501633, and by Certificate of Amendment recorded November 3, 2000 in Book 1100, Page 467, as Document No. 0502689, Official Records of Douglas County, Nevada.

Together with a permanent non-exclusive easement for utilities and access, for the benefit of Parcel E-1, as set forth in Quitclaim Deed recorded September 17, 1998, in Book 998, Page 3250, as Document No. 0449574, Official Records, Douglas County, Nevada.

Together with those easements appurtenant thereto and such easements and use rights described in the Declaration of Time Share Covenants, Conditions and Restrictions for David Walley's Resort recorded September 23, 1998, as Document No. 0449993, and as amended by Document Nos. 0466255, 0485265, 0489957, 0509920 and 0521436, and subject to said Declaration; with the exclusive right to use said interest for one Use Period within a STANDARD UNIT every year in accordance with said Declaration.

A Portion of APN 1319-15-000-015

STATE OF NEVADA
DECLARATION OF VALUE

- 1. Assessor Parcel Number(s)
 - a) 1319-15-000-015
 - 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: \$ 501.00
- Deed in Lieu of Foreclosure Only (value of property) (_____)
- Transfer Tax Value: \$ ~~500.00~~ 501.00
- Real Property Transfer Tax Due: \$ ~~255X~~ \$3.90

- 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 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 Eric Wyatt Space Capacity Agent

Signature Eric Wyatt Space Capacity Agent

**SELLER (GRANTOR) INFORMATION
(REQUIRED)**

**BUYER (GRANTEE) INFORMATION
(REQUIRED)**

Print Name: Thomas Watson
 Address: 28204 Long Meadow Drive
 City: Menifee
 State: CA Zip: 92584

Print Name: Marco Antonio Sierra
 Address: P.O Box 550204
 City: South Lake Tahoe
 State: CA Zip: 96155

COMPANY/PERSON REQUESTING RECORDING

(required if not the seller or buyer)

Print Name: Eric Wyatt Space Escrow # 10656
 Address: 48 Lusscroft Rd
 City: Wantage State: NJ Zip: 07461

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