DOUGLAS COUNTY, NV

RPTT:\$239.85 Rec:\$40.00

03/08/2021 03:06 PM

2021-963136

\$279.85 Pgs=2

WHITE ROCK GROUP, LLC KAREN ELLISON, RECORDER

Contract No.: 000571900126 Number of Points Purchased: 357,000

Annual Ownership

APN Parcel No.:1318-15-822-001 PTN 1318-15-823-001 PTN

Mail Tax Bills To: Wyndham Vacation Resorts, Inc. 6277 Sea Harbor Drive, Orlando, FL 32821 Recording requested by: Lawyers Title of Nevada, Inc. After recording, mail to: Wyndham Vacation Resorts, Inc., Title Services 6277 Sea Harbor Drive, Orlando, FL 32821

## GRANT, BARGAIN, SALE DEED Fairfield Tahoe at South Shore

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, PAULA GREER, whose address is PO BOX 12457, ZEPHYR COVE, NV 89448, hereinafter referred to as the "Grantor(s)" do hereby grant, bargain, sell and convey unto Wyntham Vacation Resorts, Inc., a Delaware corporation, whose principal offices are at 6277 Sea Harbor Drive, Orlando, FL 32821, hereinafter referred to as the "Grantee", the following described real property situated in Douglas County, Nevada, to wit:

A 357,000/183,032,500 undivided fee simple interest as tenants in common in Units 12101, 12102, 12103, 12201, 12202, 12203, 12302, 14102, 14103, 14104, 14202, 14203, 14204 and 14302 in South Shore Condominium ("Property"), located at 180 Elks Point Road in Zephyr Cove, Nevada 89449, according to the Final Map #01-026 and Condominium Plat of South Shore filed of record in Book 1202, Page 2181 as Document Number 559872 in Douglas County, Nevada, and subject to all provisions thereof and those contained in that certain Declaration of Condominium - South Shore ("Timeshare Declaration") dated October 21, 2002 and recorded December 5, 2002 in Book 1202, Page 2182 as Instrument Number 559873, and also subject to all the provisions contained in that certain Declaration of Restrictions for Fairfield Tahoe at South Shore and recorded October 28, 2004 in Book 1004, Page 13107 as Instrument Number 628022, Official Records of Douglas County, Nevada, which subjected the Property to a timeshare plan called Fairfield Tahoe at South Shore ("Timeshare Plan").

The property is a/an Annual Ownership Interest as described in the Declaration of Restrictions for Fairfield Tahoe at South Shore and such ownership interest has been allocated 357,000 Points as defined in the Declaration of Restrictions for Fairfield Tahoe at South Shore, which points may be used by the Grantee in Each Resort Year(s).

Being part of or the same property conveyed to the Grantor(s) by Deed from recorded in the official land records for the aforementioned property on 1029 2019, as Instrument No 2019-937260 and being further identified in Grantee's records as the property purchased under Contract Number 000571900126

To have and to hold all and singular, the premises described in this Deed, together with appurtenances, to the Grantee and to the Grantee's proper use and benefit forever. Authority is hereby given from each Grantor to Grantee or a designee of Grantee to execute any and all instruments necessary to effect the recordation of this Deed, including, by way of illustration, declaration of property value, affidavit of consideration, seller's tax declaration and correction of clerical errors.

SUBJECT TO: 1. Any and all rights of way, reservations, restrictions, easements, mineral exceptions and reservations, and conditions of record; 2. The covenants, conditions, restrictions, easements, reservations and liens set forth in the Declaration of Restrictions for Fairfield Tahoe at South Shore, and any supplements and

My Appt. Expires 07-01-2021

amendments thereto; 3. All matters set forth on the above-referenced plat of record, and any supplements and amendments thereto.

DATED this 6th day of September, 2020.

Title to the Property is herein transferred with all tenements, hereditaments and appurtenances thereunto belonging or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

Grantor: PAUL & GREER
GIALLOI. FAULA UREER
<u>ACKNOWLEDGEMENT</u>
STATE OF NO ) ss.
On this the 6th day of Suptember, 2020 before me, the undersigned, a Notary Public, within and for the County of Dwolas, State of WV
Public, within and for the County of Dwylks, State of N
commissioned qualified, and acting to me appeared in person PAULA GREER, to me personally well
known as the person(s) whose name(s) appear upon the within and foregoing deed of conveyance as the
grantor and stated that they had executed the same for the consideration and purposes therein mentioned
and set forth, and I do hereby so certify.
IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal as such Notary
Public at the County and State aforesaid on this 10 th day of 80 tember, 20 20.
Signature: Print Name: Jun Ferro
Notary Public JOAN FERRO
My Commission Expires: 7 1. 202
APPT, NO. 13-11609-5

## STATE OF NEVADA DECLARATION OF VALUE

DECEMBER OF TARGE	
1. Assessor Parcel Number(s):	\ \
a) 1318-15-822-001 PTN	
b) 1318-15-823-001 PTN	
c)	
d)	
2. Type of Property:	FOR RECORDERS OPTIONAL USE ONLY
a) ☐ Vacant Land b) ☐ Single Fam. Res.	Document/Instrument#
c) ☐Condo/Twnhse d) ☐ 2-4 Plex	Book:Page:
e) □Apt. Bldg f) □ Comm'l/Ind'l	Date of Recording:
g) ☐ Agricultural h) ☐ Mobile Home	Notes:
i) 🛛 Other - Timeshare	
3. Total Value/Sales Price of Property:	\$61,096.00
Deed in Lieu of Foreclosure Only (valu	e of property) \$
Transfer Tax Value:	\$61,096.00
Real Property Transfer Tax Due:	\$239.85
4. If Exemption Claimed:	\$ <u>250.00</u>
a) Transfer Tax Exemption, per NRS	375 090 Section:
b) Explain Reason for Exemption:	575.050, Section.
5. Partial Interest: Percentage being tran	sferred: 100%
	Sierieu. <u>10076</u>
	owledges, under penalty of perjury, pursuant to
	ormation provided is correct to the best of the
information and belief, and can be supported	by documentation if called upon to substantiate
	re, the parties agree that disallowance of an
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 Selle
shall be jointly and severally liable for any add	
Signature 2000	Capacity Agent for Grantor/Seller
Signature MANUL.	
Signature 7 - 4 - (4) (4)	Capacity Agent for Grantee/Buyer
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(REQUIRED)	(REQUIRED)
Print Name: PAULA GREER	Print Name: Wyndham Vacation Resorts, Inc.
Address: 7666 LILY MAR LN	Address: 6277 Sea Harbor Drive
City: ANTELOPE	City: Orlando
State: CA Zip: 958432359	State: FL Zip: 32821
COMPANYIDEDSON BEGUESTING BECODE	DINC
COMPANY/PERSON REQUESTING RECORI (REQUIRED IF NOT THE SELLER OR BUYER)	SIIAG
White Rock Title, LLC	Escrow No.: 000571900126
700 South 21st Street	Escrow Officer:
Fort Smith AR 72901	L3010W OIII0GI.

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