

DOUGLAS COUNTY, NV

2021-973761

RPTT:\$3.90 Rec:\$40.00

\$43.90 Pgs=4

09/09/2021 11:35 AM

TIMESHARE CLOSING SERVICES

KAREN ELLISON, RECORDER

APN: 1319-30-720-001 PTN

Recording requested by:

Mark D. Fleisher

and when recorded mail to:

Timeshare Closing Services, LLC.

8545 Commodity Circle

Oriando, FL 32819

www.timeshareclosingservices.com

Escrow # 42081121005

Mail Tax Statements To: Michal Stanislaw Majchrzak, 6989 Maita Circle, Sacramento, California, 95820

Consideration: \$600.00

## Grant, Bargain, Sale Deed

THIS INDENTURE WITNESSETH: That for a valuable consideration, receipt of which is hereby acknowledged, Mark D. Fleisher, an Unmarried Man, whose address is 3336 Onslow Way, San Jose, California 95132, "Grantor"

Does hereby GRANT, BARGAIN, SELL AND CONVEY to: Michal Stanislaw Majchrzak and Elleine Lusung Majchrzak, as Community Property, whose address is 6989 Maita Circle, Sacramento, California 95820, "Grantee"

The following real property located in the State of Nevada, County of Douglas, known as Ridge Tahoe, which is more particularly described in Exhibit "A" attached hereto and by this reference made a part hereof.

TO HAVE AND TO HOLD all and singular the premises, together with the appurtenances, unto the said Grantee and Grantee's assignees forever.

Document Date: 9/7/21

IN WITNESS WHEREOF, the Grantor has executed this conveyance the day and year first below written.

  
\_\_\_\_\_  
Mark D. Fleisher

STATE OF \_\_\_\_\_ ) SS

COUNTY OF \_\_\_\_\_ )

The foregoing instrument was acknowledged before me, undersigned notary by means of \_\_\_\_\_ physical presence or \_\_\_\_\_ Online Notarization  
On this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ by Mark D. Fleisher, an Unmarried Man, personally known to me (or who has produced \_\_\_\_\_ as identification 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.

WITNESS my hand and official seal.

SIGNATURE: \_\_\_\_\_

My Commission Expires:

\_\_\_\_\_

SEE ATTACHED  
NOTARY CERTIFICATE

**ALL-PURPOSE ACKNOWLEDGMENT**

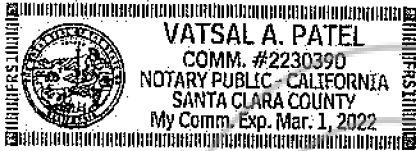
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }  
County of Santa Clara } SS.

On 091071 2021, before me, Vatsal A. Patel, Notary Public,  
DATE

personally appeared MARK D. FLEISHER, 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.

Vatsal Patel  
NOTARY'S SIGNATURE

PLACE NOTARY SEAL IN ABOVE SPACE

**OPTIONAL INFORMATION**

The information below is optional. However, it may prove valuable and could prevent fraudulent attachment of this form to an unauthorized document.

**CAPACITY CLAIMED BY SIGNER (PRINCIPAL)**

- INDIVIDUAL
- CORPORATE OFFICER \_\_\_\_\_
- PARTNER(S) \_\_\_\_\_ TITLE(S)
- ATTORNEY-IN-FACT
- GUARDIAN/CONSERVATOR
- SUBSCRIBING WITNESS
- OTHER: \_\_\_\_\_

**DESCRIPTION OF ATTACHED DOCUMENT**

GRANT, BARGAIN, SALE DEED  
TITLE OR TYPE OF DOCUMENT

NUMBER OF PAGES

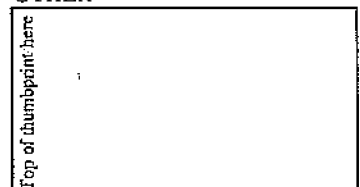
091071 21

DATE OF DOCUMENT

**SIGNER (PRINCIPAL) IS REPRESENTING:**  
NAME OF PERSON(S) OR ENTITY(IES)

RIGHT THUMBPRINT OF SIGNER

OTHER



## Exhibit "A"

File number: 42081121005

TOGETHER with the tenants, hereditaments and appurtenances thereunto belonging or appertaining and the reversion and reversions, remainder and remainders, rents, issues, and profits thereof;

SUBJECT TO any and all matters of record, including taxes, assessments, easements, oil and mineral reservations and leases, if any, rights of way, agreements and the Fourth Amended and Restated Declaration of Timeshare Covenants, Conditions and Restrictions dated January 30, 1984 and recorded February 14, 1984, as Document No. 96758, Book 284, Page 5202, Official Records of Douglas County, Nevada, as amended from time to time, and which Declaration is incorporated herein by this reference as if the same were fully set forth herein;

An undivided 1/51st interest as tenants in common in and to that certain real property and improvements and improvements as follows:

(A) An undivided 1/50th interest as tenants-in-common, in and to Lot 28 of Tahoe Village Unit No. 3-13th Amended Map, recorded December 31, 1991, as Document No. 268097, rerecorded as Document No 269053, Official Records of Douglas County, State of Nevada, excepting therefrom Units 1 through 50 (inclusive) as shown on said map; and (B) Unit No. 23 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. 241238, as amended, and in the Declaration of Annexation of The Ridge Tahoe Phase Six recorded December 18, 1990, as Document No. 241238, as amended by Amended Declaration of Annexation of The Ridge Tahoe Phase Six, recorded February 25, 1992, as Document No. 271727, 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 Lot 28 only, for one each year in accordance with said Declarations.

**A portion of APN: 42-254-23**

**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a. 1319-30-720-001 PTN  
 b. \_\_\_\_\_  
 c. \_\_\_\_\_  
 d. \_\_\_\_\_

2. Type of Property:
- |   |  |
|---|--|
| a. <input type="checkbox"/> Vacant Land             | b. <input type="checkbox"/> Single Fam. Res. |
| c. <input type="checkbox"/> Condo/Twnhse            | d. <input type="checkbox"/> 2-4 Plex         |
| e. <input type="checkbox"/> Apt. Bldg               | f. <input type="checkbox"/> Comm'l/Ind'l     |
| g. <input type="checkbox"/> Agricultural            | h. <input type="checkbox"/> Mobile Home      |
| <input checked="" type="checkbox"/> Other TIMESHARE |  |

<b>FOR RECORDER'S OPTIONAL USE ONLY</b>	
Book: _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. a. Total Value/Sales Price of Property \$ 600.00  
 b. Deed in Lieu of Foreclosure Only (value of property) ( 0.00 )  
 c. Transfer Tax Value: \$ 600.00  
 d. Real Property Transfer Tax Due \$ 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: 100.00 %  
 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 [Signature] Capacity AGENT  
 Signature [Signature] Capacity AGENT

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**  
 Print Name: Mark D. Fleisher  
 Address: 3336 Onslow Way  
 City: San Jose  
 State: CA Zip: 95132

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**  
 Print Name: Michal Stanislaw Majchrzak  
 Address: 6989 Maita Circle  
 City: Sacramento  
 State: CA Zip: 95820

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**  
 Print Name: TIMESHARE CLOSING SERVICES Escrow #: 42081121005  
 Address: 8545 COMMODITY CIRCLE  
 City: ORLANDO State: FL Zip: 32819

AS A PUBLIC RECORD THIS FORM MAY BE RECORDED/MICROFILMED