

DOUGLAS COUNTY, NV **2022-981945**
RPTT:\$1.95 Rec:\$40.00
\$41.95 Pgs=3 **03/02/2022 10:16 AM**
VACATION OWNERSHIP TITLE AGENCY
KAREN ELLISON, RECORDER

A.P.N. No.:	A ptn of 1319-30-645-003
R.P.T.T.	\$1.95
Escrow No.:	20223367
Recording Requested By:	
Vacation Ownership Title Agency, Inc.	
Mail Tax Statement To:	
The Ridge Tahoe	
P.O. Box 5790	
Stateline, NV 89449	
When Recorded Mail To:	
CRAIG CROTTY and CARRIE CROTTY	
SPENCER CROTTY	
51757 Quail Run Dr.	
Oakhurst, CA 93644	

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

FLOYD L. MIZE and LINDA L. MIZE, husband and wife

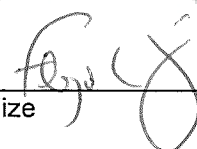
for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to

CRAIG CROTTY and, CARRIE CROTTY, husband and wife, and SPENCER CROTTY, a single man 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, Cascade Building, Annual Year Use, Old Account No. 4230013A, Stateline, NV 89449. See **Exhibit 'A'** attached hereto and by reference made a part hereof.

Dated: 2-18-22



Floyd L. Mize



Linda L. Mize

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 Luis Obispo

On 2-18-2022 before me Renee D. Lopez Notary Public
(insert name and title of the officer)

personally appeared FLOYD L. MIZE and LINDA L. MIZE,

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 Renee D. Lopez

(Seal)



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 1/48^{ths} 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. 300 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°20'29" E., 24.92 feet to a point on the Northerly line of Lot 36 as shown on said 13th 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 FORM**

1. Assessor Parcel Number(s)
 a) A portion of 1319-30-645-003
 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 Floyd Mize Capacity: _____ Grantor
 Signature _____ Capacity: _____ Grantee
Craig Crotty

SELLER (GRANTOR) INFORMATION
 Print Name: FLOYD L. MIZE
 Address: P.O. Box 2269
 City/State/Zip: Avila Beach, CA 93424

BUYER (GRANTEE) INFORMATION
 Print Name: CRAIG CROTTY
 Address: 51757 Quail Run Dr.
 City/State/Zip: Oakhurst, CA 93644

COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer)
 Company _____ Escrow No.: 20223367
 Name: Vacation Ownership Title Agency, Inc.
 Address: 3476 Executive Pointe Way #16
 City: Carson City State: NV Zip: 89706