DOUGLAS COUNTY, NV Rec:\$40.00 2022-984560

Total:\$40.00

05/04/2022 04:36 PM

PARALEGAL SVC CENTER OF RAMONA

Pgs=5

RECORDING REQUESTED BY AND WHEN RECORDED MAIL TO:

PARALEGAL SERVICE CENTER OF RAMONA 1039 D STREET STE. 9 RAMONA, CA 92065

AND MAIL TAX STATEMENTS TO:

CLUB TAHOE C/O TRICOM MANAGEMENT 4025 E. LA PALMA AVE, STE 101 ANAHEIM, CA 92807

Interval No.: 4105-24A APN: 1318-26-101-006

RAMONA 00154063202209845600050053

KAREN ELLISON, RECORDER

AFFIDAVIT - DEATH OF JOINT TENANT

CAMILLE SPRUILL, the Affiant, being of legal age, and being first duly sworn, deposes and says:

- 1. That CHAUNCEY MICHAEL SPRUILL, JR., is the decedent mentioned in the attached State of North Carolina Certificate of Death, who died on February 08, 2021.
- 2. That CHAUNCEY MICHAEL SPRUILL, JR. is the same person as CHAUNCEY SPRUILL, JR named as a Grantee in that certain Kingsbury Crossing Grant, Bargain and Sale Deed dated October 20th, 2006, executed by JAMES C. GRIMES, Authorized Agent of Centurion Resorts Corporation, a Florida Corporation, as Grantor to CHAUNCEY SPRUILL, JR. & CAMILLE SPRUILL, Husband and Wife, Joint Tenants with Rights of Survivorship, as Grantees, recorded on 07/19/2007, as Document No. 0705767, Book 0707, Page 7264, of Official Records of Douglas County, Nevada describing the following real property in the County of Douglas, State of Nevada:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

In Witness whereof, I have set my hand this _____day of March, 2022.

CAMILLE SPRUILL, Declarant

EXHIBIT "A"

KINGSBURY CROSSING - LEGAL DESCRIPTION

The land referred to herein is situated in the

STATE OF NEVADA

COUNTY OF DOUGLAS

and is described as follows:

PARCEL A:

AN UNDIVIDED "ONE-THREE THOUSAND TWO HUNDRED AND THIRTEENTH (1/3213) INTEREST AS A TENANT-IN-COMMON IN THE FOLLOWING DESCRIBED REAL PROFERTY (THE "REAL PROPERTY"):

A PORTION OF THE NORTH ONE-HALF OF THE NORTHWEST ONE-QUARTER OF SECTION 26 TOWNSHIP 13 NORTH, RANGE 18 EAST, MDB&M, DESCRIBED AS FOLLOWS:

PARCEL 3, AS SHOWN ON THAT AMENDED PARCEL MAP FOR JOHN E. MICHELSON AND WALTER COX, RECORDED FEBRUARY 03, 1981, IN BOOK 281 OF OFFICIAL RECORDS, AT PAGE 172, DOUGLAS COUNTY, NEVADA, AS DOCUMENT NO. 53178, SAID MAP BEING AN AMENDED MAP OF PARCELS 3 AND 4 AS SHOWN ON THAT CERTAIN MAP OF JOHN E. MICHELSON AND WALTER COX, RECORDED FEBRUARY 10, 1978, IN BOOK 278, OF OFFICIAL RECORDS, AT PAGE 591, DOUGLAS COUNTY, NEVADA, AS DOCUMENT NO. 17578.

EXCEPTING FROM THE REAL PROPERTY THE EXCLUSIVE RIGHT TO USE AND OCCUPY ALL OF THE DWELLING UNITS AS DEFINED IN THE "DECLARATION OF TIMESHARE USE" AND SUBSEQUENT AGREEMENTS THERETO AS HEREINAFTER REFERRED TO.

ALSO EXCEPTING FROM THE REAL PROPERTY AND RESERVING TO GRANTOR, ITS SUCCESSORS AND ASSIGNS, ALL THOSE CERTAIN EASEMENTS REFERRED TO IN PARAGRAPHS 2.5, 2.6 AND 2.7 OF THE DECLARATION OF TIMESHARE USE AND AMENDMENTS THERETO TOGETHER WITH THE RIGHT TO GRANT SAID EASEMENTS TO OTHERS.

ALSO EXCEPTING THEREFROM THE NON-EXCLUSIVE RIGHTS TO USE THE "COMMON AREAS" AS DEFINED IN THE DECLARATION.

PARCEL B:

THE EXCLUSIVE RIGHT TO USE AND OCCUPY AN "ASSIGNED UNIT" AND THE "COMMON FURNISHINGS" THEREIN, TOGETHER WITH THE NON-EXCLUSIVE RIGHT TO OCCUPY THE "COMMON AREAS" IN PARCEL A ABOVE DURING A PROPERTY RESERVED "USE WEEK", DURING THE "HIGH SEASON" ON AN ANNUAL BASIS,

PROVIDED THAT SUCH USE PERIODS ARE FIRST RESERVED IN ACCORDANCE WITH THE DECLARATION AND THE "RULES AND REGULATIONS", AS EACH OF SAID TERMS ARE DEFINED IN THE DECLARATION REFERRED TO ABOVE.

PARCEL C:

ALL RIGHTS OF MEMBERSHIP IN KINGSBURY CROSSING OWNERS ASSOCIATION, A NEVADA NON-PROFIT CORPORATION ("ASSOCIATION"), WHICH ARE APPURTENANT TO THE INTERESTS DESCRIBED IN PARCELS A AND B UNDER THE DECLARATION AND BYLAWS OF THE ASSOCIATION.

Use: ANNUAL

APN: 1318-26-101-006



NORTH CAROLINA NOTARIAL CERTIFICATE (OATH OR AFFIRMATION)

State of North Carolina }
County of Wake }
Sworn to (or affirmed) and subscribed before me this day by <u>Camille Leonette</u> Spruil [Name of Principal]
Date: <u>(March //</u> , 2022
Official Signature of Notary Locica Rae Lane
My Commission Expires: May 10, 200
O'NTY, Whenty



DURHAM COUNTY REGISTER OF DEEDS DURHAM, NORTH CAROLINA

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0645561 NORTH CAROLINA - Durham County

The foregoing is a true and accurate copy as recorded in the office of the Register of Deeds of Durham County, Durham, N.C.

Witness by my hand and official seal this date of February 24th 2021

SHARON A. DAVIS

Register of Deeds

Assistant/Deputy Register of Deeds

OF

AM COUNTY