

A protion of APN 1319-15-000-020

WHEN RECORDED RETURN TO:

Ryan J. Earl, Esq.
548 W. Plumb Lane, Suite B
Reno, NV 89509

MAIL TAX STATEMENTS TO:

Lewis Roberts
590 Cortono Drive
Reno, NV 89521



00167877202309963790030038

SHAWNYNE GARREN, RECORDER

E03

FOR RECORDER'S USE ONLY

DEED

For no consideration, and pursuant to an Order Approving Waiver of First and Final Accounting; Petition for Distribution and Request for Professional Fees and Costs entered March 10, 2023 by the Second Judicial District Court, in and for the County of Washoe, State of Nevada, In the Matter of the Estate of Michael Dewitt Roberts, Case No. PR22-00306, a certified copy of which was recorded on April 27, 2023 as Document No.2023-996006, Personal Representative of the Estate of Lewis Roberts, on behalf of the Estate of Michael Dewitt Roberts, Deceased (herein "Grantor"), hereby conveys to Lewis Roberts, a married man, as his sole and separate property (herein "Grantee"), all of the Grantor's right, title and interest in and to the real properties located in Douglas County, Nevada commonly known as a timeshare interest in Walley's Hot Springs, more particularly described as follows:

An undivided fee simple ownership interest in and to the following described Time Share Interest that has been created at David Walley's Hot Springs Resort and Spa located in Douglas County, Nevada and more fully described within that certain Fifth Amended and Restated Declaration of Time Share Covenants, Conditions and Restrictions for David Walley's Resort that has been filed of record on August 27, 2001 with the Recorder in and for Douglas County, Nevada in Book 0801 Page 6980, as amended:

Unit Type: 2bd; Phase: 3; Inventory Control No: 36023071400; Alternate Year Time Share: Annual; First Year Use: 2012.

If acquiring a Time Share Interest in Phase I, BUYER will receive fee title to a 1/1071th undivided interest (if annually occurring) or a 1/2142th undivided interest (if biennially occurring) in said Phase. If acquiring a Time Share Interest in Phase II, BUYER will receive fee title to a 1/1989th undivided interest (if annually occurring) or a 1/3978th undivided interest (if biennially occurring) in said Phase. If acquiring a Time Share Interest in Phase III, BUYER will receive fee title to a 1/1224th undivided interest (if annually occurring) or a 1/2448th undivided interest (if biennially occurring) in said Phase. If acquiring a Time

STATE OF NEVADA DECLARATION OF VALUE

1. Assessor Parcel Number (s)

- a) 164-243-07
- b) _____
- c) _____
- d) _____

2. Type of Property:

- | | | | |
|-----------------------------|--------------|--|-----------------|
| a) <input type="checkbox"/> | Vacant Land | b) <input checked="" 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 |
| i) <input type="checkbox"/> | Other | | |

FOR RECORDERS OPTIONAL USE ONLY
 Notes: PER LAURA - OK TO
USE Exemption #3 - Per Court
ORDER - CP - PROP TYPE

Other - Timeshare

3. Total Value/Sales Price of Property:

	<u>\$ 0.00</u>
Deed in Lieu of Foreclosure Only (value of property)	<u>\$ 0.00</u>
Transfer Tax Value:	<u>\$ 0.00</u>
Real Property Transfer Tax Due:	<u>\$ 0.00</u>

4. If Exemption Claimed:

- a. Transfer Tax Exemption, per NRS 375.090, Section: 5
- b. Explain Reason for Exemption:
Owner (deceased) to his son, who is within the first degree of consanguinity.

5. Partial Interest: Percentage being transferred: 100 %

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 *Ryan J. Earl* Capacity Attorney for Grantor
 Signature _____ Capacity _____

SELLER (GRANTOR) INFORMATION

(REQUIRED)

Print Name: Lewis Roberts, PR
 Address: 590 Cortono Drive
 City: Reno
 State: NV Zip: 89521

BUYER (GRANTEE) INFORMATION

(REQUIRED)

Print Name: Lewis Roberts
 Address: 590 Cortono Drive
 City: Reno
 State: NV Zip: 89521

COMPANY/PERSON REQUESTING RECORDING

(REQUIRED IF NOT THE SELLER OR BUYER)

Print Name: Ryan J. Earl, Esq. Escrow # N/A
 Address: 548 W. Plumb Lane, Suite B 775/829-1800
 City: Reno State: NV Zip: 89509

(AS A PUBLIC RECORD THIS FORM MAY BE RECORDED)