

Recorded as an accommodation only  
without liability

APN#: 1319-30-631-012

**After Recording Send Tax Statements to:**

Holiday Inn Club Vacations Incorporated  
9271 S. John Young Pkwy.  
Orlando, FL 32819

**After Recording Return to:**

Wilson Title Services, LLC  
4045 S. Spencer Street, Suite A62  
Las Vegas, NV 89119

DOUGLAS COUNTY, NV

RPTT:\$9.75 Rec:\$40.00

\$49.75 Pgs=3

WILSON TITLE SERVICES

SHAWNYNE GARREN, RECORDER

2024-1003711

01/08/2024 08:50 AM

**GRANT, BARGAIN AND SALE DEED**

**THIS DEED** is made this 23 day of October, 2023, by and between **James M. Deeke, A Single Man**, whose address is c/o The Ridge Crest Property Owners' Association, Inc., a Nevada non-profit corporation, whose mailing address is 415 Tramway Drive, Stateline, Nevada 89449 ("Grantor"), and **Holiday Inn Club Vacations Incorporated**, a Delaware corporation, whose mailing address is 9271 S. John Young Pkwy., Orlando, Florida 32819 ("Grantee").

**WITNESSETH:**

**Grantor**, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration to it paid by Grantee, the receipt and sufficiency of which is hereby acknowledged, by these presents does hereby grant, bargain, sell and convey unto Grantee, its successors and assigns, the real property more particularly described as follows (the "Property"):

**SEE ATTACHED EXHIBIT A-LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF**

**SUBJECT TO:** (i) any and all rights, rights of way, reservations, restrictions, agreements, covenants, encumbrances, easements, mineral exceptions and reservations, and all conditions of record; (ii) the Declaration; and (iii) Real Estate Taxes that are currently not due and payable but are a lien against the Property.

**TITLE TO THE PROPERTY** is herein transferred with all tenements, hereditaments and appurtenances thereunto belonging or appertaining, and the reversion and revisions, remainder and remainders, rents, issues and profits thereof.

**TO HAVE AND TO HOLD**, the said Property unto the said Grantee, their heirs and successors and assigns forever in fee simple.

M6745231

Ridge Crest - Warranty Deed

**IN WITNESS WHEREOF**, Grantor has executed this Grant, Bargain and Sale Deed on the date set forth above.

**GRANTORS:**

James M. Deeke  
Grantor – Signature

**JAMES M. DEEKE**

Grantor – Printed Name (Address Provided Above)

✓

Grantor – Signature

Grantor – Printed Name (Address Provided Above)

✓

Grantor – Signature

Grantor – Printed Name (Address Provided Above)

✓

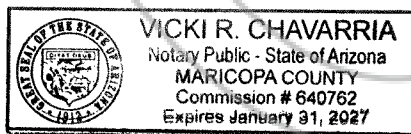
Grantor – Signature

Grantor – Printed Name (Address Provided Above)

STATE OF ✓ Arizona

COUNTY OF ✓ Maricopa

The foregoing instrument was acknowledged before me this ✓ 23 day of ✓ Oct, 2023, by **JAMES M. DEEKE**, who is personally known to me or presented ✓ Arizona Driver License as identification.



✓ Vicki R. Chavarría  
Notary Public

My Commission Expires: ✓ 01 31 2027

**EXHIBIT "A"**  
**LEGAL DESCRIPTION**  
**Ridge Crest (Lot 49)**

ALL THAT REAL PROPERTY SITUATED IN THE COUNTY OF DOUGLAS, STATE OF NEVADA, BOUNDED AND DESCRIBED AS FOLLOWS:

That certain timeshare estate, as said timeshare estate is defined in the Declaration of Timeshare Covenants, Conditions and restrictions for the Ridge Crest recorded April 27, 1989 as Document No. 200951 of the Official Records, Douglas County Nevada, and as may be amended, supplemented, and amended and restated from time to time (the "Declaration"), which timeshare estate comprised of:

PARCEL 1: One (1) undivided 1/51st interest with each interest having a 1/51st interest in and to that certain condominium estate described as follows:

- (A) An undivided 1/26th interest as tenants in common, in and to the Common Area of Ridge Crest condominiums as said Common Area is set forth on that condominium map recorded August 4, 1988 in Book 888 of Official Records at Page 711, Douglas County, Nevada, as Document No. 183624.
- (B) Unit No. **203** as shown and defined on said condominium map recorded as Document No. 183624, Official Records of Douglas County, State of Nevada.

PARCEL 2: a non-exclusive easement for ingress and egress and for the use and enjoyment and incidental purposes over, on and through the Common Area as set forth in said condominium map recorded as Document No. 183624, Official Records of Douglas County, State of Nevada.

PARCEL 3: An exclusive right to the use of a condominium unit and the non-exclusive right to use the real property referred to in subparagraph (A) of Parcel 1, and Parcel 2 above during one "USE WEEK" as that term is defined in the Declaration of Timeshare Covenants, Conditions and Restrictions for the Ridge Crest recorded April 27, 1989 as Document No. 200951 of Official Records, Douglas County, State of Nevada (the "CC&R's"). The above described exclusive and non-exclusive rights may be applied to any available unit in The Ridge Crest project during said "USE WEEK" as more fully set forth in the CC&R's.

A Portion of APN: **1319-30-631-012**

Interval ID: **4920305A**

Contract No: **6745231**

*Ridge Crest (Lot 49 – Annual)*

**STATE OF NEVADA  
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1319-30-631-012
- b) \_\_\_\_\_
- c) \_\_\_\_\_
- d) \_\_\_\_\_

2. Type of Property

- a)  Vacant Land
- b)  Single Fam. Res.
- c)  Condo/Twnhs
- d)  2-4 Plex
- e)  Apt. Bldg.
- f)  Comm'l/Ind'l
- g)  Agricultural
- h)  Mobile Home
- i)  Other Timeshare

FOR RECORDERS OPTIONAL USE ONLY	
Book _____	Page: _____
Date of Recording: _____	
Notes: _____	

3. Total Value/Sales Price of Property: \_\_\_\_\_

\$ 2,461.51

Deed in Lieu of Foreclosure Only (value of property) ( \_\_\_\_\_ )

Transfer Tax Value: \$ 2,461.51

Real Property Transfer Tax Due \$ 9.75

4. **If Exemption Claimed:**

- a. Transfer Tax Exemption, per 375.090, Section: \_\_\_\_\_
- b. Explain reason for exemption: \_\_\_\_\_

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 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: \_\_\_\_\_ Capacity: \_\_\_\_\_

**SELLER (GRANTOR) INFORMATION**  
**(REQUIRED)**

Print Name: James M. Deeke

Address: c/o 400 Ridge Club Drive

City: Stateline

State: NV Zip: 89449

**BUYER (GRANTEE) INFORMATION**  
**(REQUIRED)**

Print Name: Holiday Inn Club Vacations Inc

Address: 9271 S. John Young Pkwy

City: Orlando

State: FL Zip: 32819

**COMPANY/PERSON REQUESTING RECORDING (required if not seller or buyer)**

Print Name: Wilson Title Services

File Number: 90002060 - 6745231

Address: 4045 S Spencer St

City: Las Vegas

State: NV Zip: 89119

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