

DOUGLAS COUNTY, NV **2024-1007354**
RPTT:\$0.00 Rec:\$40.00
\$40.00 Pgs=2 **05/03/2024 10:49 AM**
WILSON TITLE SERVICES
SHAWNYNE GARREN, RECORDER E05

APN#: 1319-30-644-072

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

INTERSPOUSAL GRANT DEED

THIS DEED is made this ✓ 22nd day of ✓ March, 20✓ 24, FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, **SCOTT CAMERON WALKER**, spouse of grantee do(es) hereby GRANT to **VICTORIA WRIGHT-WALKER** a married person as their sole and separate property the real property situate in the County of Douglas, State of Nevada, described as follows:

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

IT IS THE EXPRESS INTENT OF THE GRANTOR, BEING THE SPOUSE OF THE GRANTEE, THAT THIS DEED IS GIVEN TO DIVEST ANY COMMUNITY PROPERTY INTEREST THAT HE/SHE/THEY MAY HAVE IN THE ABOVE-DESCRIBED REAL PROPERTY BY REASON OF HIS/HER/THEIR MARRIAGE.

TOGETHER with all tenements, hereditaments and appurtenances, including easements and water rights, if any, thereto belonging or appertaining, and any reversions, remainders, rents, issues or profits thereof.

IN WITNESS WHEREOF, Grantor has executed this Interspousal Grant Deed on the date set forth above.

✓ [Signature]
Grantor Printed Name: **SCOTT CAMERON WALKER**

STATE OF: ✓ Colorado
COUNTY OF: ✓ Jefferson

The foregoing instrument was acknowledged before me this ✓ 22 day of ✓ March, 20✓ 24, by **SCOTT CAMERON WALKER**, who is personally known to me or presented CO DL as identification.

✓ [Signature]
Notary Public Printed Name: ✓ Melanie Schuckembrock
My Commission Expires: ✓ 08-08-2026

MELANIE SCHUCKENBROCK
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20224030769
MY COMMISSION EXPIRES 08/08/2026

EXHIBIT "A"
LEGAL DESCRIPTION
Ridge Tahoe (Lot 37)

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 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 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, as each may be amended, supplemented, and amended and restated from time to time (collectively, the "Declarations") and as described in the Recitation of Easements Affecting the Ridge Tahoe recorded February 24, 1992, as Document No. 271619, which timeshare estate is comprised of:

an undivided 1/51st interest as tenants in common, with each interest having a 1/51st interest in and to that certain real property and improvements as follows:

- (A) An undivided 1/106th interest in and to Lot 37 as shown on Tahoe Village Unit No. 3 - 13th Amended Map, recorded December 31, 1991, as Document No. 268097, re-recorded as Document No. 269053, Official Records of Douglas County, State of Nevada, excepting therefrom Units 039 through 080 (inclusive) and Units 141 through 204 (inclusive) as shown on that certain Condominium Plan recorded July 14, 1988, as Document No. 182057; and
- (B) Unit No. **163** as shown and defined on said Condominium Plan; 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 Five recorded August 18, 1988, as Document No. 184461, as amended, 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 37 only, for one week each year in the **Prime** "Season" as defined in and in accordance with said Declarations.

A Portion of APN: **1319-30-644-072**

As shown with Interval Id # **3716306A**

Contract No: **6763490**

Ridge Tahoe (Lot 37 – Annual)

**STATE OF NEVADA
DECLARATION OF VALUE**

1. Assessor Parcel Number(s)

- a) 1319-30-644-072
- 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

Book _____ Page: _____
Date of Recording: _____
Notes: _____

3. Total Value/Sales Price of Property: _____

\$ 0.00

Deed in Lieu of Foreclosure Only (value of property)

(\$ _____)

Transfer Tax Value:

\$ 0.00

Real Property Transfer Tax Due

\$ 0.00

4. **If Exemption Claimed:**

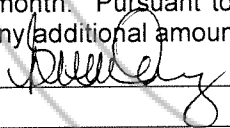
a. Transfer Tax Exemption, per 375.090, Section: 05.

b. Explain reason for exemption: Spouse to Spouse no consideration

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: _____



Capacity: Agent

Capacity: _____

SELLER (GRANTOR) INFORMATION

BUYER (GRANTEE) INFORMATION

(REQUIRED)

(REQUIRED)

Print Name: Scott Cameron Walker

Print Name: Victoria Wright-Walker

Address: c/o 400 Ridge Club Drive

Address: c/o 400 Ridge Club Drive

City: Stateline

City: Stateline

State: NV Zip: 89449

State: NV Zip: 89449

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

Print Name: Wilson Title Services

File Number: 90002178 - 6763490

Address: 4045 S. Spencer Street, Suite A62

City: Las Vegas

State: NV

Zip: 89119

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