DOUGLAS COUNTY, NV

2024-1008163

RPTT:\$0.00 Rec:\$40.00 \$40.00

Pgs=3

05/16/2024 12:00 PM

ANDERSON, DORN, & RADER, LTD.

SHAWNYNE GARREN, RECORDER

E07

This document does not contain a social security number.

APN: A Portion of APN 1319-15-000-015

RECORDING REQUESTED BY:

Anderson, Dorn & Rader, Ltd. 500 Damonte Ranch Parkway, Suite 860 Reno, Nevada 89521

AFTER RECORDING MAIL TO:

Anderson, Dorn & Rader, Ltd. 500 Damonte Ranch Parkway, Suite 860 Reno, Nevada 89521

MAIL TAX STATEMENT TO/ GRANTEES:

RYAN CLARK and TRICHIA CLARK P.O. Box 21249 Carson City, NV 89721

RPTT: \$0.00 Exempt (7)

Exempt (7): A transfer of title to or from a trust, if the transfer is made without consideration.

GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH THAT,

GERÉ CLARK, Trustee of, the LESHER FAMILY 1995 TRUST, dated December 27, 1995, and any amendments thereto,

For NO consideration, does hereby Grant, Bargain, Sell and Convey unto:

RYAN CLARK and TRICHIA CLARK, husband and wife as community property with right of survivorship. ALL of her interest in that real property situated in the County of Douglas, State of Nevada, more particularly described in Exhibit "A," attached hereto and incorporated herein, together with all and singular the tenements, hereditaments, and appurtenances thereunto belonging or in anywise appertaining, and any reversions, remainders, rents, issues of profits thereof.

Subject To:

- 1. Taxes for the Current fiscal year, paid current
- 2. Restrictions, Reservations, Conditions, Covenants, Rights, Rights of Way, and Easements now of record, if any.

This deed was prepared without the benefit of a title search and the description of the property was furnished by the parties. The preparer of this deed assumes no liability whatsoever either for the accuracy of the legal description or the status of the title to the property.

WITNESS my hand, this 30 day of April, 2024.

GERÉ CLARK, Trustee of the

LESHER FAMILY 1995 TRUST, dated December 27, 1995

STATE OF NEVADA

COUNTY OF Carson

This instrument was acknowledged before me this day of April, 2024, by GERÉ CLARK.

}ss:

Notary Public

MARY ROYCE
Notary Public - State of Nevada
Appointment No. 19-9679-03 My Appointment Expires 09/28/2027

EXHIBIT "A"

Legal Description:

A timeshare estate comprised of an undivided interest as tenants in common in and to that certain real property and improvements as follows:

An undivided 1/3978th interest in and to all that real property situate in the County of Douglas, State of Nevada, described as follows:

PARCEL 3-1 of the Final Subdivision Map LDA #98-05 for DAVID WALLEY'S RESORT, a Commercial Subdivision, filed for record with the Douglas County Recorder of October 19, 2000, in Book 1000, at page 3464, as Document No. 501638, and by Certificate of Amendment recorded November 3, 2000 in Book 1100, Page 467, as Document No. 502689, Official Records of Douglas County, Nevada.

Together with a permanent non-exclusive easement for utilities and access, for the benefit of Parcel #-1, as set forth in Quitclaim Deed recorded September 17, 1998 in Book 998, Page 3250 as Document No. 449574, Official Records, Douglas County, Nevada.

Together with those easements appurtenant thereto and such easements and use rights described in the Declaration of Time Share Covenants, Conditions and Restrictions for David Walley's Resort recorded September 23, 1998 as Document No. 0449993, and as amended by Document Nos. 0466255, 0485265, 0489959, 0509920 and 0521436, and subject to said Declaration; with the exclusive right to use said interest for one Use Period within a STANDARD UNIT every other year in ODD-numbered years in accordance with said Declaration.

A Portion of APN 1319-15-000-015

STATE OF NEVADA	
DECLARATION OF VALUE	
1. Assessor Parcel Number(s)	\wedge
a) A portion of 1319-15-000-015	
b)	\ \
c)	\ \
d)	\ \
A TO CD	\ \
2. Type of Property:	\ \
a) Vacant Land b) Single Fam. Res.	
c) Condo/Twnhse d) 2-4 Plex	FOR RECORDERS OPTIONAL USE ONLY
e) Apt. Bldg f) Comm'l/Ind'l	BOOK PAGE
g) Agricultural h) Mobile Home	DATE OF RECORDING: 5/16/24 Trust Ok~A.B. NOTES:
i) Other Timeshare	NOTES:
i) in other <u>Timeshare</u>	
3. Total Value/Sales Price of Property:	
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 NRS 375.090, Sec	tion#7
b. Explain Reason for Exemption: A transfer to/f	rom a trust, made without consideration.
5. Partial Interest: Percentage being transferred:1	<u>00</u> %
The undersigned declares and acknowledges, under pen	alty of perjury, pursuant to NRS 375.060 and NRS
375.110, that the information provided is correct to the	
supported by documentation if called upon to substantia	
parties agree that disallowance of any claimed exemption	
result in a penalty of 10% of the tax due plus interest at	1% per month.
B 4 VB0 205 020 d B 10 U 10 U 11 U	
Pursuant to NRS 375.030, the Buyer and Seller shall be jointly	y and severally hable for any additional amount owed.
Signature Love Chik	Capacity Grantor
Signature out	Capacity
Signature	Capacity
Signature	Capacity
SELLER (GRANTOR) INFORMATION	BUYER (GRANTEE) INFORMATION
(REQUIRED)	(REQUIRED)
GERÉ CLARK, Trustee of the	RYAN CLARK
Print Name: LESHER FAMILY 1995 TRUST Pr	int Name: TRICHIA CLARK
Address: 317 Bayhill Circle A	ddress: P.O. Box 21249
City: Dayton Ci	ity: Carson City
State: NV Zip: 89403 St	ate: NV Zip: 89721
COMPANY/PERSON REQUESTING RECORDING	
(required if not the seller or buyer)	
	Escrow #
Address: 500 Damonte Ranch Pkwy, Suite 860	60
City: Reno State: NV	
(AS A PUBLIC RECORD THIS FORM MA	AY BE KECOKDED/MICKOFILMED)