

DOUGLAS COUNTY, NV  
RPTT:\$1.95 Rec:\$40.00  
\$41.95 Pgs=8  
2024-1008733  
06/04/2024 10:48 AM  
VACATION OWNERSHIP TITLE AGENCY  
SHAWNYNE GARREN, RECORDER

<b>A.P.N. No.:</b>	A ptn of 1319-30-724-039
<b>R.P.T.T.</b>	\$1.95
<b>Escrow No.:</b>	20233870
<b>Recording Requested By:</b>	
<b>Vacation Ownership Title Agency, Inc.</b>	
<b>Mail Tax Statement To:</b>	
Ridge Tahoe P.O.A.	
P.O. Box 5790	
Stateline, NV 89449	
<b>When Recorded Mail To:</b>	
THOR SPARGO	
P.O. BOX 1316	
ZEPHYR COVE, NV 89448	

## GRANT, BARGAIN, SALE DEED

THIS INDENTURE WITNESSETH: That

**MARK DeMAR, a married man, THOR SPARGO, an unmarried man, BRIAN STRECK, a married man and MURRAY L. YOFFEE and CHONG A. YOFFEE, husband and wife**

for valuable consideration, the receipt of which is hereby acknowledged, does hereby Grant, Bargain, Sell and Convey to

**MURRAY L. YOFFEE and CHONG A. YOFFEE, husband and wife as joint tenants as to an undivided 25% interest, THOR SPARGO, an unmarried man as to an undivided 25% interest, BRIAN STRECK, a married man as to an undivided 25% interest and TOM ANDRIACCHI and DOREEN ANDRIACCHI, husband and wife as joint tenants as to an undivided 25% interest**

and to the heirs and assigns of such Grantee forever, all that real property situated in the County of Douglas, State of Nevada, bounded and described as follows:

The Ridge Tahoe, Tower Building, Swing Season, Stateline, NV 89449. See Exhibit 'A' attached hereto and by this reference made a part hereof.

**MARISSA DeMAR, spouse of grantor MARK DeMAR, herein joins in the execution of this conveyance to release any interest, community property or otherwise, which she may have or be presumed to have in the herein described property.**

SEE FOLLOWING PAGES FOR SIGNATURES

Dated: 2/20/2023

✓ [Signature]  
Mark DeMar

✓ [Signature]  
Marissa DeMar

\_\_\_\_\_  
Thor Spargo

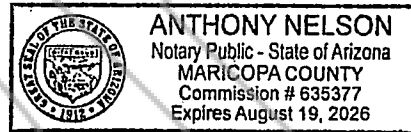
\_\_\_\_\_  
Brian Streck

\_\_\_\_\_  
Murray L. Yoffee

\_\_\_\_\_  
Chong A. Yoffee

State of Arizona )  
County of Maricopa )

This instrument was acknowledged before  
me on Feb 20th 2023 (date)  
By: Mark DeMar and Marissa DeMar



Signature:

[Signature]  
Notary Public

State of \_\_\_\_\_ )  
County of \_\_\_\_\_ )

This instrument was acknowledged before  
me on \_\_\_\_\_ (date)  
By: Thor Spargo

Signature:

\_\_\_\_\_  
Notary Public

Dated: 5-29-24

\_\_\_\_\_  
Mark DeMar

[Signature]  
Thor Spargo

\_\_\_\_\_  
Marissa DeMar

\_\_\_\_\_  
Brian Streck

\_\_\_\_\_  
Murray L. Yoffee

\_\_\_\_\_  
Chong A. Yoffee

State of \_\_\_\_\_ )  
County of \_\_\_\_\_ )

This instrument was acknowledged before  
me on \_\_\_\_\_ (date)  
By: Mark DeMar and Marissa DeMar

Signature:


\_\_\_\_\_  
Notary Public

State of NV )  
County of Douglas )

This instrument was acknowledged before  
me on 5-29-24 (date)  
By: Thor Spargo

Signature:

[Signature]  
Notary Public

 Dena Reed  
Notary Public - State of Nevada  
Appointment recorded in Douglas County  
03-80676-5 - Expires: March 14, 2027

Dated: \_\_\_\_\_

\_\_\_\_\_  
Mark DeMar

\_\_\_\_\_  
Thor Spargo

\_\_\_\_\_  
Murray L. Yoffee

\_\_\_\_\_  
Marissa DeMar

*Brian Streck*  
\_\_\_\_\_  
Brian Streck

\_\_\_\_\_  
Chong A. Yoffee

2/16/2023

State of \_\_\_\_\_ )

County of \_\_\_\_\_ )

This instrument was acknowledged before  
me on \_\_\_\_\_ (date)  
By: Mark DeMar and Marissa DeMar

Signature:

\_\_\_\_\_  
Notary Public

State of \_\_\_\_\_ )

County of \_\_\_\_\_ )

This instrument was acknowledged before  
me on \_\_\_\_\_ (date)  
By: Thor Spargo

Signature:

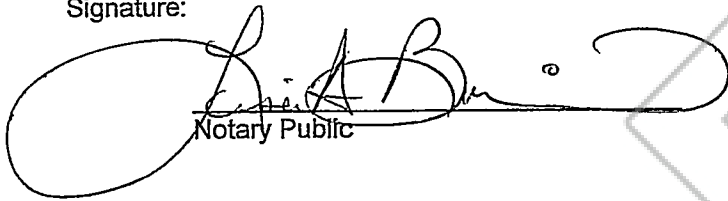
\_\_\_\_\_  
Notary Public

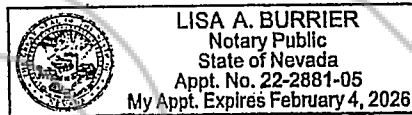
State of NEVADA )

County of Douglas )

This instrument was acknowledged before me on FEB 16, 2023 (date)  
By: Brian Streck

Signature:

  
Notary Public



State of \_\_\_\_\_ )

County of \_\_\_\_\_ )

This instrument was acknowledged before me on \_\_\_\_\_ (date)  
By: Murray L. Yoffe and Chong A. Yoffe

Signature:

\_\_\_\_\_  
Notary Public

Dated: \_\_\_\_\_

\_\_\_\_\_  
Mark DeMar

\_\_\_\_\_  
Marissa DeMar

\_\_\_\_\_  
Thor Spargo

\_\_\_\_\_  
Brian Streck

*Murray L. Yoffee*  
\_\_\_\_\_  
Murray L. Yoffee

*Chong A. Yoffee*  
\_\_\_\_\_  
Chong A. Yoffee

State of \_\_\_\_\_ )

County of \_\_\_\_\_ )

This instrument was acknowledged before  
me on \_\_\_\_\_ (date)  
By: Mark DeMar and Marissa DeMar

Signature:

\_\_\_\_\_  
Notary Public

State of \_\_\_\_\_ )

County of \_\_\_\_\_ )

This instrument was acknowledged before  
me on \_\_\_\_\_ (date)  
By: Thor Spargo

Signature:

\_\_\_\_\_  
Notary Public

State of \_\_\_\_\_ )

County of \_\_\_\_\_ )

This instrument was acknowledged before  
me on \_\_\_\_\_ (date)  
By: Brian Streck

Signature:

\_\_\_\_\_  
Notary Public

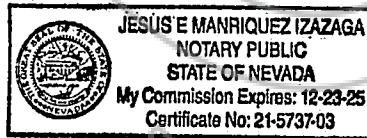
State of Nevada )

County of Douglas )

This instrument was acknowledged before  
me on 02/15/2023 (date)  
By: Murray L. Yoffee and Chong A. Yoffee

Signature:

Jesús E Manriquez Izazaga  
Notary Public



**EXHIBIT "A"**

**(34)**

An undivided 1/51st interest as tenants in common in and to that certain real property and improvements as follows: (A) An undivided 1/38<sup>th</sup> interest in and to Lot 34 as shown on Tahoe Village Unit No. 3 - 13<sup>th</sup> 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 001 through 038 (inclusive) as shown on that certain Condominium Plan recorded June 22, 1987, as Document No. 156903; and (B) Unit No. 038 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 recorded August 21, 1984, as Document No. 097150, as amended, by Documents recorded October 15, 1990, June 22, 1987 and November 10, 1987 as Document Nos. 236691, 156904 and 166130, 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 the same unit type conveyed, in Lot 34 only, for one week each year in the Swing "Season" as defined in and in accordance with said Declarations.

A Portion of APN: 1319-30-724-039



**STATE OF NEVADA  
DECLARATION OF VALUE FORM**

1. Assessor Parcel Number(s)  
 a) A portion of 1319-30-724-039  
 b) \_\_\_\_\_  
 c) \_\_\_\_\_  
 d) \_\_\_\_\_

FOR RECORDER'S OPTIONAL USE ONLY	
Document/Instrument No.	_____
Book _____	Page _____
Date of Recording:	_____
Notes:	_____

2. Type of Property:  
 a)  Vacant Land                      b)  Single Family Res.  
 c)  Condo/Townhouse              d)  2-4 Plex  
 e)  Apartment Bldg.                  f)  Commercial/Industrial  
 g)  Agricultural                      h)  Mobile Home  
 i)  Other Timeshare

3. a. Total Value/Sales Price of Property	_____	\$500.00
b. Deed in Lieu of Foreclosure Only (Value of Property)	_____	( )
c. Transfer Tax Value	_____	\$500.00
d. REAL PROPERTY TRANSFER TAX DUE:	_____	\$1.95

4. If Exemption Claimed:  
 a. Transfer Tax Exemption per NRS 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 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 ✓ *Mark DeMar* Capacity: \_\_\_\_\_ Grantor  
 Mark DeMar

Signature \_\_\_\_\_ Capacity: \_\_\_\_\_ Grantee  
 Murray Yoffee

**SELLER (GRANTOR) INFORMATION**

Print Name: MARK DeMAR  
 Address: P.O. Box 4234  
 City/State/Zip: Carson City, NV 89702

**BUYER (GRANTEE) INFORMATION**

Print Name: MURRAY YOFFEE  
 Address: 161 Summit Ridge Way  
 City/State/Zip: Gardnerville, NV 89460

**COMPANY/PERSON REQUESTING RECORDING (required if not the Seller or Buyer)**

Company \_\_\_\_\_ Escrow No.: 20233870  
 Name: Vacation Ownership Title Agency, Inc.  
 Address: 3476 Executive Pointe Way #16  
 City: Carson City State: NV Zip: 89706