

APN: 1220-24-601-024
Escrow No.: 2002-60015-NMP
WHEN RECORDED MAIL TO:
Nelson
721 CUTTER
GARDNERVILLE, NV 89410

SPECIAL POWER OF ATTORNEY

The undersigned, Gary D. Nelson, of Douglas County, Nevada, does hereby constitute and appoint, Patricia K. Nelson, his, true and lawful attorney in fact, for him and in his place and stead, and for use and benefit, to sign, execute and deliver any and all documents reasonably necessary, including any deed, note, deed of trust, or security agreement, to effectuate and consummate the purchase, being processed through Escrow 2002-60015-NMP, First American Title Company of Nevada, Reno, Nevada, of that certain real property commonly known as 721 Cutter Lane, Gardnerville, NV, more particularly described as follows:

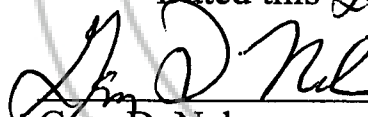
Parcel 1 as shown on the Parcel Map for Laura Jeanne Hammer, filed January 19, 1993 in the office of the Douglas County Recorder as File No. 297500.

I further give and grant to my said attorney in fact full power and authority to do and perform every act necessary and proper in the exercise of any of the powers granted hereunder and fully as I might or could do if personally present, hereby ratifying and confirming all that my said attorney in fact shall lawfully do or cause to be done by virtue hereof.

The undersigned hereby agrees to indemnify, defend and hold First American Title Company of Nevada and First American Title Insurance Company harmless from any costs, expenses, loss, damage, injury or otherwise, including court costs and attorney's fees, which may be incurred by reason of executing any documents or instruments pursuant to this Special Power of Attorney and, further, the undersigned hereby agrees that First American Title Company of Nevada and First American Title Insurance Company shall have no liability whatsoever by reason of the following instructions and powers granted by this Special Power of Attorney.

This Special Power of Attorney shall be effective on the date hereof and shall remain in full force and effect until the earlier of (i) the consummation of the purchase, sale or refinancing of the above described real property through an escrow with First American Title Company of Nevada; (ii) the cancellation of the foregoing escrow prior to consummation of the purchase, sale or refinancing; or (iii) written notice of termination executed by the undersigned. This Special Power of Attorney shall be recorded in the Official Records of the County Recorder of Douglas, Nevada.

Dated this 25th day of February, 2002

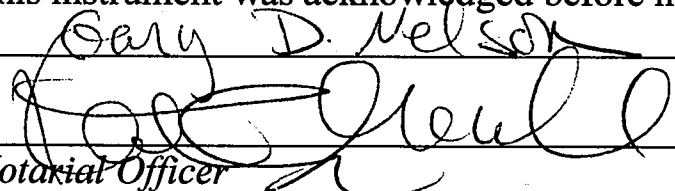


Gary D. Nelson



State of Nevada
County of Douglas

This instrument was acknowledged before me on 2/25/02, by



Notarial Officer

0536024

BK0302PG00457

COPY

REQUESTED BY
FIRST AMERICAN TITLE CO.

IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2002 MAR -1 PM 3: 59

LINDA SLATER
RECORDER

\$ 15⁰⁰ PAID BL DEPUTY

0536024

BK 0302 PG 00458