

A.P.N. # 1220-03-210-013
ESCROW NO. 030304070
RECORDING REQUESTED BY:
STEWART TITLE COMPANY

WHEN RECORDED MAIL TO:

RUSSELL L. PETROSKY
1280 FRANKLIN ROAD
GARDNERVILLE, NV 89460

REQUESTED BY
Stewart Title of Douglas County
IN OFFICIAL RECORDS OF
DOUGLAS CO., NEVADA

2003 DEC 11 PM 3:48

WERNER CHRISTEN
RECORDER

s. He PAID *Pa* DEPUTY

(Space Above for Recorder's Use Only)

SPECIAL POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS: That I, **RUSSELL L. PETROSKY** have made, constituted, and appointed, and by these presents do make, constitute and appoint **SHAMRA PETROSKY** as my true and lawful attorney for and in my name, place and stead, and for my use and benefit as follows, which shall pertain to the following described lands situated in the County of **DOUGLAS** in the State of Nevada, to wit:
SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

- (1) To exercise any or all of the following powers as to real property herein described, any interest therein and/or any building thereon: To contract for, purchase, receive and take possession thereof and of evidence of title thereto; to lease the same for any term or purpose, including leases for business, residence and oil and/or mineral development; to sell, exchange grant or convey the same with or without warranty; to mortgage, transfer in trust, or otherwise encumber or hypothecate the same to secure payment of negotiable or nonnegotiable note or performance of any obligation or agreement;
- (2) To exercise any or all of the following powers as to all kinds of personal property and goods, wares and merchandise, choses in action and other property in possession or in action herein described: To contract for, buy, sell, exchange, transfer and in any legal manner deal in and with the same; and to mortgage, transfer in trust, or otherwise encumber or hypothecate the same to secure payment of a negotiable or nonnegotiable note or performance of any obligation or agreement;
- (3) To borrow money and to execute and deliver negotiable or nonnegotiable notes therefor with or without security; and to loan money and receive negotiable or nonnegotiable notes therefor with such security as he shall deem proper for the property herein described;
- (4) To receive any Notice of Right to Cancel under the Truth in Lending Act on my behalf, to modify or waive my right to rescind to pass without exercising such right to rescind, and to confirm that such right to rescind has not been exercised.
- (5) To sign, seal, execute, deliver and acknowledge such instruments in writing of whatever kind and nature as may be necessary or proper in the premises.
- (6) To receive and endorse check for net proceeds of loan or hypothecation of Note.

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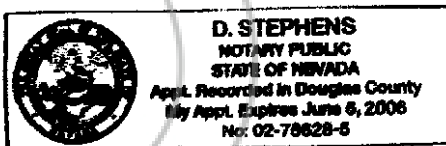
SPECIAL POWER OF ATTORNEY - Page 2

GIVING AND GRANTING unto said attorney full power and authority to do and perform all and every act and thing whatsoever requisite and necessary to be done in and about the above stated premises, as fully to all intents and purposes as the signor might or could do if personally present, and hereby ratifying and confirming all that said attorney shall lawfully do or cause to be done in the above stated premises by virtue of these presents.

IN WITNESS WHEREOF, **RUSSELL L. PETROSKY** have hereunto set his/her/their hand(s) and seal on this **24th** day of **November, 2003**

Signed, sealed and delivered in the presence of

Russell L. Petrosky
RUSSELL L. PETROSKY



STATE OF NEVADA }
COUNTY OF DOUGLAS } ss.

This instrument was acknowledged before me on 11-25-03
by RUSSELL L. PETROSKY

Signature *D. Stephens*
Notary Public

(One Inch Margin on all sides of document for Recorders Use Only)

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EXHIBIT "A"

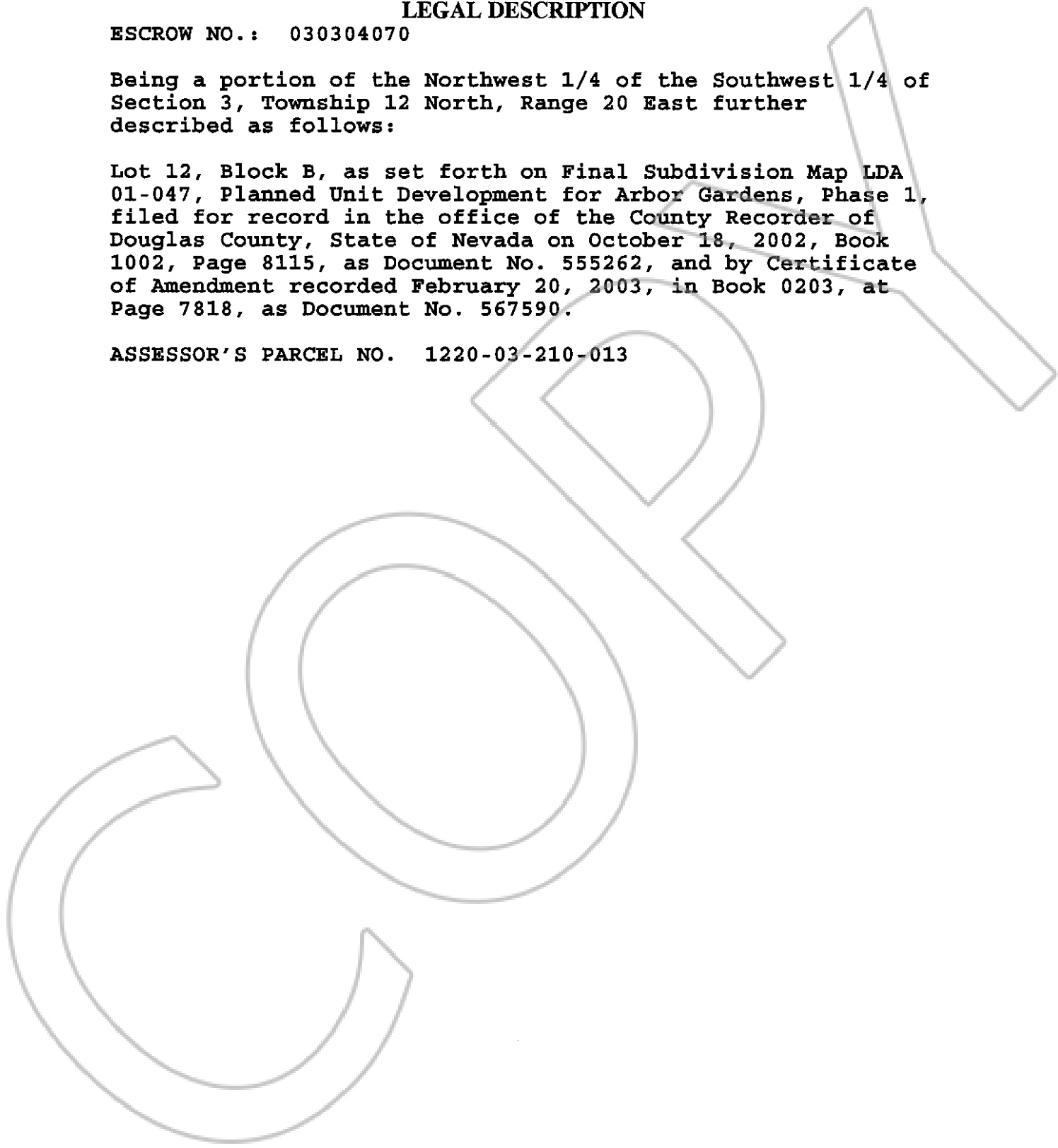
LEGAL DESCRIPTION

ESCROW NO.: 030304070

Being a portion of the Northwest 1/4 of the Southwest 1/4 of Section 3, Township 12 North, Range 20 East further described as follows:

Lot 12, Block B, as set forth on Final Subdivision Map LDA 01-047, Planned Unit Development for Arbor Gardens, Phase 1, filed for record in the office of the County Recorder of Douglas County, State of Nevada on October 18, 2002, Book 1002, Page 8115, as Document No. 555262, and by Certificate of Amendment recorded February 20, 2003, in Book 0203, at Page 7818, as Document No. 567590.

ASSESSOR'S PARCEL NO. 1220-03-210-013



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