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OFFICIAL RECORD

Requested By:

TIMESHARE CLOSING SERVICES

INC

Douglas County - NV  
Werner Christen - Recorder

Page: 1 of 3 Fee: 16.00  
BK-0108 PG- 1749 RPTT: 0.00



APN: 1318-15-818-001 PTN

Recording requested by: Jarlath Riggs  
and when recorded Mail To:  
Timeshare Closing Services, Inc.  
8545 Commodity Circle  
Orlando, FL 32819

Escrow# TR07240755

Mail Tax Statements To: Stuart Clark, 1906 Emerald Drive, Calistoga, CA 94515

## Limited Power of Attorney

Jarlath Riggs, Sole Owner, whose address is 8545 Commodity  
Circle, Orlando, FL 32819, "Grantor"

Hereby Grant(s) Power of Attorney To:

Chad Newbold

Document Date: October 31, 2007

The following described real property, situated in Douglas County,  
State of Nevada, known as Wyndham South Shore , which is more  
particularly described in Exhibit "A" attached hereto and by this  
reference made a part hereof.

# LIMITED POWER OF ATTORNEY

File # TR07240755A

Jarlath Riggs, ("THE PRINCIPAL(S)") do hereby make, constitute and appoint Chad Newbold, as the true and lawful attorney-in-fact for THE PRINCIPAL(S), giving and granting unto THE AGENT full power and authority to execute, sign, and initial any and all documents, and conduct any and all acts necessary to consummate for sale, purchase and conveyance of the real property or personal property ("THE TRANSACTION") known as:

Resort: Fairfield Lake Tahoe, Contract # 41-0534903, Points 105,000, Douglas County, Nevada, Odd Usage

including, but not limited to, the power and authority to execute any instruments necessary to close THE TRANSACTION the above referenced property and to allow THE AGENT to act in their stead at time of Closing of THE TRANSACTION. {This LIMITED DURABLE POWER OF ATTORNEY shall not be affected by disability of THE PRINCIPAL(S) except as provided by applicable provisions of the state statutes. This instrument may also be construed by THE AGENT, at its sole discretion to be a Non-Durable Power of Attorney having the effect of being a Limited Power of Attorney without the statutory benefits of a Durable Power.} Further, to perform all and every act and thing fully, and to the same extent as THE PRINCIPAL(S) could do if personally present, with full power of substitution and revocation, and THE PRINCIPAL(S) hereby ratifies and confirms that THE AGENT or any duly appointed substitute for THE AGENT shall lawfully do or cause to be done those acts authorized herein.

IN WITNESS WHEREOF, this instrument has been executed as of this 31<sup>st</sup> day of October, 2007 Signed in the Presence of:

Emily A. Herwitz  
Witness Signature # 1

Emily A. Herwitz  
Name of Witness

Jane M. Dorow  
Witness Signature # 2

Jane M. Dorow  
Name of Witness

Jarlath Riggs  
Signature of Principal

Name of Principal: Jarlath Riggs

Address of Principal:  
709 East Main Street  
Reedsburg, Wisconsin 53959

State of Wisconsin  
County of Douglas

On this 31<sup>st</sup> day of October, 2007, before me, Severey L. Hoeger, Notary Public, personally appeared Jarlath Riggs, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies) and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

NOTARY PUBLIC Severey L. Hoeger  
My Commission Expires: 2-3-2008



# Exhibit "A"

File number: TR07240755

A 52,500 / 109,787,500 undivided fee simple interest as tenants in common in Units 8101, 8102, 8103, 8201, 8202, 8301, 8302 and 8303 in South Shore Condominium ("Property"), located at 180 Elks Point Road in Zephyr Cove, Nevada 89449, according to the Final Map #01-026 and Condominium Plat of South Shore filed of record in Book 1202, Page 2181 as Document Number 559872 in Douglas County, Nevada, and subject to all provisions thereof and those contained in that certain Declaration of Condominium - South Shore ("Timeshare Declaration") dated October 21, 2002 and recorded December 5, 2002 in Book 1202, Page 2182 as Instrument Number 559873, and also subject to all the provisions contained in that certain Declaration of Restrictions for Fairfield Tahoe at South Shore and recorded October 28, 2004 in Book 1004, Page 13107 as Instrument Number 628022, Official Records of Douglas County, Nevada, which subjected the Property to a timeshare plan called Fairfield Tahoe at South Shore ("Timeshare Plan"). Less and except all minerals and mineral rights which minerals and mineral rights are hereby reserved unto the Grantor, its successors and assigns.

## SUBJECT TO:

1. Any and all rights of way, reservations, restrictions, easements, mineral exceptions and reservations, and conditions of record;
2. The covenants, conditions, restrictions and liens set forth in the Timeshare Declaration and the Declaration of Restrictions for Fairfield Tahoe at South Shore, and any supplements and amendments thereto;
3. Real estate taxes that are currently due and payable and are a lien against the Property.
4. All matters set forth on the plat of record depicting South Shore Condominium, and any supplements and amendments thereto.

The Property is a/an **BIENNIAL** Ownership Interest as described in the Declaration of Restrictions for Fairfield Tahoe at South Shore and such ownership interest has been allocated **105,000 Points** as defined in the Declaration of Restrictions for Fairfield Tahoe at South Shore which Points may be used by the Grantee in **Odd** Resort Year(s).

By accepting this deed the Grantee(s) do(es) hereby agree to assume the obligation for payment of the pro-rata or proportionate share of the real estate taxes for the current year and subsequent years. Further, by accepting this deed the Grantee(s) accept(s) title subject to the restrictions, liens and obligations set forth above and agree(s) to perform the obligations set forth in the Timeshare Declaration and the Declaration of Restrictions for Fairfield Tahoe at South Shore, in accordance with the terms thereof.

Title to the Property is herein transferred with all tenements, hereditaments and appurtenances thereunto belonging or appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof.

