

DOC # 750433  
09/10/2009 11:27AM Deputy: SD  
OFFICIAL RECORD  
Requested By:  
TIMESHARE CLOSING SERVIC  
Douglas County - NV  
Karen Ellison - Recorder  
Page: 1 of 4 Fee: 17.00  
BK-909 PG-2168 RPTT: 0.00

APN: 1319-30-720-001 PTN



Recording requested by: David Russell Koger a/k/a David R. Koger  
and when recorded Mail To:  
Timeshare Closing Services, Inc.  
8545 Commodity Circle  
Orlando, FL 32819

Escrow# 67060509010

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Mail Tax Statements To: KDT Investments, Inc , 1464 Green Ravine Drive, Lincoln, CA  
95648

## Limited Power of Attorney

David Russel Koger a/k/a David R. Koger and Mary Koger, whose  
address is c/o 8545 Commodity Circle, Orlando, FL 32819, "Grantor"

Hereby Grant(s) Power of Attorney To:

Anne Stewart

Document Date: May 22, 2008

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



**LIMITED POWER OF ATTORNEY**

Escrow No: 67060509010A

**DAVID RUSSELL KOGER AND MARY KOGER (THE PRINCIPAL(S))** do hereby make, constitute and appoint INTERNATIONAL TIMESHARES MARKETING, LLC, ("THE AGENT") by and through their authorized representatives, ANNE STEWART or JOAN VANHOFF, as the true and lawful attorneys-in-fact for THE PRINCIPAL(S), giving and granting unto each authorized representative of THE AGENT full power and authority to execute, sign, and initial any and all documents, and conduct any and all acts necessary to sell and convey the real property and personal property located at **THE RIDGE TAHOE** and legally described as: **Unit # 274, Week #** 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 any authorized representative of 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 AGENTS, at their 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, their authorized representatives listed herein, or any duly



appointed substitute designated hereafter by INTERNATIONAL TIMESHARES  
MARKETING, LLC, shall lawfully do or cause to be done those acts authorized  
herein.

IN WITNESS WHEREOF, this instrument has been executed as of this 22 day of  
May, 2008 Signed in the Presence of:

Julia Coit  
Witness Signature # 1

Mary Koger  
Signature of Principal

Julia Coit  
Printed Name of Witness # 1

MARY KOGER  
Printed Name of Principal

Ross Rutherford  
Witness Signature # 2

David Russell Koger  
Signature of Principal

Ross Rutherford  
Printed Name of Witness # 2

DAVID RUSSELL KOGER  
Printed Name of Principal

State of: California  
County of: El Dorado

Address of Principal:  
31 Shelter Lane  
Del City, California 94014

On this 22 day of May, 2008, before me  
Drury H. Blair Jr., Notary Public (notary)  
personally appeared Mary Koger and David Russell Koger  
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/hers/their authorized  
capacity(ies) and that by his/hers/their signature(s) on the instrument the person(s) or  
the entity upon behalf of which the person(s) acted, executed the instrument.

Drury H. Blair Jr.  
NOTARY PUBLIC  
My Commission Expires: 2-11-2010





## Exhibit "A"

File number. 67060509010

An undivided 1/51st interest as tenants in common in and to that certain real property and improvements as follows: (A) An undivided 1/48ths interest in and to Lot 42 as shown on Tahoe Village Unit No. 3-14th amended Map, recorded April 1, 1994, as Document No. 333985, Official Records of Douglas County, State of Nevada, excepting therefrom Units 255 through 302 (inclusive) as shown on said map; and (B) Unit No 274 as shown and defined on said map; together 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 Phase Seven recorded April 26, 1995, as Document No. 360927, as amended and Restated Declaration of Annexation of The Ridge Tahoe Phase Seven, recorded May 4, 1995, as Document No. 361461, and as further amended by the Second Amendment of Declaration of Annexation of The Ridge Tahoe Phase Seven recorded on October 17, 1995 as Document No. 372905, and as described in the First Amended Recitation of Easements Affecting The Ridge Tahoe recorded June 9, 1995 as Document No. 363815, and subject to said Declarations, with the exclusive right to use said interest, in Lot 42 only for one week each year in accordance with said Declarations.

Together with a 13 - foot wide easement located within a portion of Section 30, Township 13 North, Range 19 East, MDB&M, Douglas County, Nevada, being more particularly described as follows:

BEGINNING at the Northwest corner of this easement said point bears S. 43°19' 06" E., 472.67 feet from Control Point "C" as shown on the Tahoe Village Unit No. 3, 13th Amended Map, Document No. 269053 of the Douglas County Recorder's Office;

thence S 52°20' 29" E., 24.92 feet to a point of the Northerly line of Lot 36 as shown on said 13th Amended Map; thence S. 14°00' 00" W., along said Northerly line, 14.19 feet; thence N. 52° 20'29" W., 30.59 feet; thence N. 37°33' 12" E., 13.00 feet to the POINT OF BEGINNING.