

DOC # 759267  
02/25/2010 01:22PM Deputy: GB  
**OFFICIAL RECORD**  
Requested By:  
**ELITE RESORT TRANSFERS**  
Douglas County - NV  
Karen Ellison - Recorder  
Page: 1 of 4 Fee: 42.00  
BK-210 PG-5175 RPTT: 0.00



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**APN: 1319-30-720-001**

**When recorded return to:**  
MTR Holdings, LLC  
17 N. Summerlin Avenue, Suite B  
Orlando, FL 32801  
Escrow No: RC012610-02

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**RECORDING COVER PAGE**

This page added for the purpose of affixing Recording Information

Deed:

Other: **Limited Durable Power of Attorney**

See Exhibit "A" attached for legal description



**Prepared By and Return To:**

Elite Resort Transfers, LLC  
205 East Central Blvd., Suite 500  
Orlando, FL 32801

RESORT NAME: BRIDGE TAHOE

**LIMITED DURABLE POWER OF ATTORNEY**

**KNOW ALL MEN BY THESE PRESENTS:** That the undersigned, (“Grantor(s)”) being of legal age, **DO(ES) HEREBY CONSTITUTE** and appoint **Antonio J. Comas** (“Grantee”) also of legal age, as Grantor(s) true and lawful attorney-in-fact for and on behalf and in Grantor(s) name, place and stead to do any and all of the following acts:

To perform any and all acts necessary to convey the real and personal timeshare property legally described in the attached Exhibit A and made a part hereof. This power includes, but is not limited to, contacting the resort on Grantor(s) behalf, making inquires into the status of accounts affecting this property, making reservations, banking weeks, ordering death certificates, collecting proceeds, executing any and all documents, notarial, affidavit or otherwise, in the names as written below or in other form and all other issues that are deemed necessary in Grantee’s discretion to carry out the transfer of said property. This power shall not be affected by the disability of the Grantor(s). Grantee has the power to perform all and every act and thing fully and to the same extent as the Grantor(s) could do if personally present, with full power of substitution and revocation. This power shall terminate one year from the date originally executed.

**AND THE GRANTOR(S) DO(ES) HEREBY RATIFY AND CONFIRM** all whatsoever that the said attorney-in-fact or duly appointed substitute shall do or cause to be done by virtue of the powers hereby granted.

**WITNESSES:**

*Grantor(s) signature is attested by these witnesses who are NOT the Grantor(s). The Notary may also sign as ONE witness.*

WITNESS 1: [Signature]  
*Sign above*

WITNESS 2: [Signature]  
*Sign above*

Print Name: Jeffrey Boe

Print Name: KENDALL R. SUMMERS



IN WITNESS WHEREOF, the Grantor(s) have/has caused this Limited Power of Attorney to be executed on:

DATE: JAN 15, 2010

GRANTOR(S):

GRANTOR 1: [Signature] Sign above GRANTOR 2: Thelma P. Cohen Sign above

Print Name: David N. Cohen Print Name: Thelma P. Cohen

Signed, Sealed and Delivered in the Presence Of:

STATE OF: California

COUNTY OF: Santa Clara

SUBSCRIBED AND SWORN TO (or affirmed) before me this 15<sup>th</sup> DAY OF January

20 10, before me, KENDALL R. SUMMERS Notary Public, personally appeared

DAVID N. COHEN and THELMA P. COHEN

personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons(s) whose names(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 signatures(s) on the instrument the persons(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

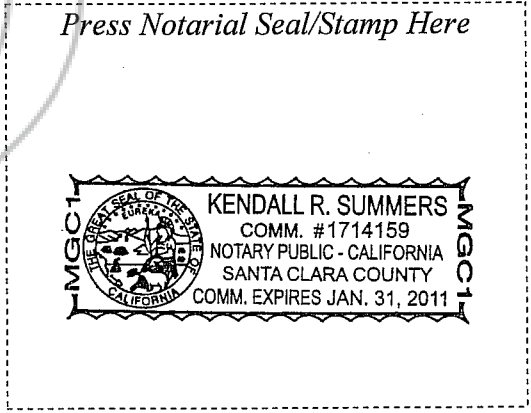
I certify under PENALTY OF PERJURY under the laws of the State of \_\_\_\_\_ (insert state where notary is located) that the forgoing paragraph is true and correct.

WITNESS my hand and official seal:

Signature: [Signature]

A Notary Public in and for said State

My Commission Expires: 1/31/2011





**EXHIBIT "A"**

All that certain lot, piece or parcel of land situate in the County Douglas, State of Nevada, described as follows:

An alternate year timeshare estate comprised of:

**PARCEL One:**

An undivided 1/102<sup>nd</sup> interest in and to that certain condominium as follows:

- (a) An undivided 1/38th interest as tenants in common, in and to Lot 34 of Tahoe Village Unit No. 3, as shown on the Eighth-Amended Map, as Document No. 156903 of Official Records Douglas County, State of Nevada. Except therefrom units 001 to 038 as shown and defined on that certain Condominium Plan recorded June 22, 1987 and Document No. 156903 of Official Records of Douglas County, State of Nevada.
- (b) Unit No. 019 as shown and defined on said Condominium Plan.

**PARCEL Two:**

A non-exclusive right to use the real property known as Parcel "A" on the Official Map of Tahoe Village Unit No. 3, recorded January 22, 1973, as Document No. 63805, records of said county and state, for all those purposes provided for in the Declaration of Covenants, Conditions, and Restrictions recorded January 11, 1973, as Document No. 63681, in Book 173 Page 229 of Official Records and in modification thereof recorded September 28, 1973, as Document No. 69063 in Book 973 Page 812 of Official Records July 2, 1976, as Document No. 1472 in Book 776 Page 87 of Official Records.

**PARCEL Three:**

A non-exclusive easement for ingress and egress and recreational purposes and for use and enjoyment and incidental purposes over, on and through Lots, 29, 39, 40, and 41 as shown on said Tahoe Village Unit No. 3, Seventh-Amended Map, recorded April 9, 1986 as Document No. 133178 of Official Records of Douglas County, State of Nevada for all those purposes provided for in the Fourth Amended and Restated Declaration of Covenants, Conditions and Restrictions, recorded February 14, 1984, as Document No. 96758 of Official Records of Douglas County, State of Nevada.

**PARCEL Four:**

- (a) A non-exclusive easement for roadway and public utility purposes as granted to Harich Tahoe Developments in deed re-recorded December 8, 1981, as Document No. 63026, being over a portion of Parcel 26-A (described in Document No. 01112, recorded June 17, 1976) in Section 30, Township 13 North, Range 19 East -and-
- (b) An easement for ingress, egress and public utility purposes, 32' wide, the centerline of which is shown and described on the Seventh-Amended Map of Tahoe Village No. 3, recorded April 9, 1986, as Document No. 133178 of Official Records, Douglas County, State of Nevada.

**PARCEL Five:**

The Exclusive right to use unit of the same Unit Type as described in the Amended Declaration of Annexation of Phase Three Establishing Phase Four, recorded on June 22, 1987, as Document No. 156904 of Official Records of Douglas County, in which an interest is hereby conveyed in subparagraph (B) of Parcel One, and the non-exclusive right to use the real property referred to in subparagraph (A) of Parcel One and Parcels Two, Three and Four above for all of the Purposes provided for in the Fourth Amended and Restated Declaration of Covenants, Conditions and Restrictions of the Ridge Tahoe, recorded February 14, 1984, as Document No. 96758 of Official Record of Douglas County, during ONE alternate use week during ODD numbered years within the "PRIME season" as said quoted term is defined in the Amended Declaration of Annexation of Phase Three Establishing Phase Four, and is defined in the Fourth Amended and Restated Declaration of Timeshare Covenants, Conditions and Restrictions for The Ridge Tahoe recorded February 14, 1984 as Document No. 96758 of Official Records as amended.

The above described exclusive rights may be applied to any available unit of the same Unit Type on Lot 34 during said alternate use week within said "use season".

A Portion of APN: 1319-30-720-001