

DOC # 781895  
04/21/2011 12:15PM Deputy: PK  
OFFICIAL RECORD  
Requested By:  
TIMESHARE CLOSING SERVIC  
Douglas County - NV  
Karen Ellison - Recorder  
Page: 1 of 4 Fee: 17.00  
BK-411 PG-3914 RPTT: 0.00

APN: 1319-30-720-001 PTN

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



Escrow# 67071410050

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Mail Tax Statements To: Robert Duane Mitchell, 1400 N Thoroughbred Way, Mustang,  
OK 73064

## Limited Power of Attorney

Kimberly Ann Kidner, whose address is 8545 Commodity Circle,  
Orlando, FL 32819, "Grantor"

Hereby Grant(s) Power of Attorney To:

Joan VanHoff

Document Date: August 8, 2010

The following described real property, situated in Douglas County,  
State of Nevada, known as 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: 67071410050A

**KIMBERLY ANN KIDNER (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 **RIDGE TAHOE** and legally described as: **Unit # 145, Prime Season** <sup>EVEN</sup> 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 8<sup>th</sup> day of  
August, 2010 Signed in the Presence of/

[Signature]  
Witness Signature # 1  
Deborah P. Snapp  
Printed Name of Witness # 1

[Signature]  
Signature of Principal  
Kimberly Ann Kidner  
Printed Name of Principal

[Signature]  
Witness Signature # 2  
Joel M. McMackin  
Printed Name of Witness # 2

Address of Principal:  
\_\_\_\_\_  
\_\_\_\_\_

State of: TN.  
County of: Washington

On this 8<sup>th</sup> day of August, 2010, before me,  
(notary) Dennis Phil Addison personally appeared KIMBERLY ANN  
KIDNER, who proved to me on the basis of satisfactory evidence to be the person(s) whose  
name(s) in/are subscribed to the within instrument and acknowledge 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.

I certify under PENALTY OF PERJURY under the laws of the State of TN.  
that the foregoing paragraph is true and correct.

[Signature]  
NOTARY PUBLIC  
My Commission Expires: 10/1/11  
Version 2006



(Notary Seal)



## Exhibit "A" (37)

File number: 67071410050

An undivided 1/102nd interest as tenants in common in and to that certain real property and improvements as follows: (A) An undivided 1/105th interest in and to Lot 37 as shown on Tahoe Village Unit No. 3-13th Amended Map, recorded December 31, 1991, as Document No. 268097, rerecorded as Document No. 269053, Official Records of Douglas County, State of Nevada, excepting therefrom Units 039 through 080 (inclusive) and Units 141 through 204 (inclusive) as shown on that certain Condominium Plan recorded July 14, 1988, as Document NO. 182057; and (B) Unit No. 145 as shown and defined on said Condominium Plan; together with those easements appurtenant thereto and such easements described in the Fourth Amended and Restated Declaration of Time Share Covenants, Conditions and Restrictions of The Ridge Tahoe recorded February 14, 1984, as Document No. 096758, as amended, and in the Declaration of Annexation of The Ridge Tahoe Phase Five recorded August 18, 1988, as Document No. 184461, as amended, and as described in the Recitation of Easements Affecting the Ridge Tahoe recorded February 24, 1992, as Document No. 271619, and subject to said Declarations; with the exclusive right to use said interest in Lot 37 only, for one week every other year in the EVEN-numbered years in the PRIME "Season" as defined in and in accordance with said Declarations.

A portion of APN: 42-285-03.