



*APN: A portion of APN 42-230-22*

**This document prepared by:** )  
GroupWise, Inc. )  
701 N. Hermitage Road, Suite 26 )  
Hermitage, PA 16148 )

**After recording return to:** )  
Name: Brenda Thomas )  
Firm/Company: Timeshare Title, Inc. )  
Address: PO Box 3175 )  
City, State, Zip: Sharon, PA 16146 )  
Phone: 724-347-1061 )

Escrow No. 11-4514 -----Above This Line Reserved For Official Use Only-----

This Instrument was prepared by: GroupWise, Inc.  
Brief description for the Index: Limited Power of Attorney

Cover Page for

**LIMITED POWER OF ATTORNEY**

Party One: **Steven H. Moeller and Verletta K. Moeller**  
15648 Harvest Avenue, Norwalk, CA 90620

Party Two: **GroupWise, Inc., Carli A. Brant, Authorized Representative**  
701 N. Hermitage Road, Suite 26, Hermitage, PA 16148



**LIMITED POWER OF ATTORNEY**  
(Sales/Convey/Transfer)

WE, STEVEN H. MOELLER AND VERLETTA K. MOELLER, DO HEREBY APPOINT Carli A. Brant of GroupWise, Inc., as our true and lawful attorney-in-fact for us and in our name and stead, and for our use and benefit to bargain, sell, contract or convey any and all right, title and interest in and to the following described real property (timeshare):

**THE RIDGE SIERRA, Unit Number B-2, Prime Season, Even Years, as more particularly described in "Exhibit A".**

Giving and granting unto our said attorney-in-fact full authority and power to execute in our names, a Purchase Agreement, and Deposit Receipt, Grant Bargain and Sales Deed and any other customary or required documents, binding us to a transfer of the Timeshare, as fully to all intents and purposes as the undersigned might or could do if they were personally present, hereby ratifying and confirming all that our said attorney-in-fact shall lawfully do, or cause to be done, by virtue of these presents. Said attorney-in-fact is authorized to execute a deed on our behalf.

WITNESS OUR HANDS this 26th day of September, 2011.

[Signature]  
Steven H. Moeller

[Signature]  
Verletta K. Moeller

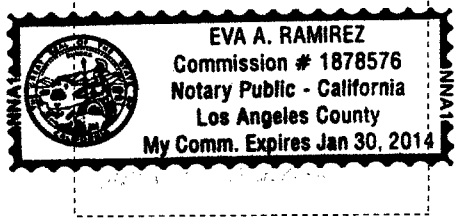
State of: California Notary Public County of: Los Angeles

On this 26 day of September, 2011, I hereby certify that I know or have satisfactory evidence that Steven H. Moeller and Verletta K. Moeller are the persons who appeared before me and that said persons acknowledge that they sign this instrument and acknowledge it to be their free and voluntary act for the uses and purposes mentioned in this instrument.

Witness my hand and official seal.

Notary Public [Signature]  
My commission expires: Jan 30, 2014  
Residing in: Norwalk, CA

Press Notarial Seal/Stamp Here



Acknowledgement of Witnesses- Required

We, Terr. J. McCone Williams and Walter Whitby do hereby affirm that the above document was signed in our presence by the above parties that they signed it willingly and without undue influence, and that they appear to be of sound mind.

Witness Signature: [Signature] Date: 9-26-11  
Witness Signature: [Signature] Date: 9-26-11



### ACKNOWLEDGMENT

State of California  
County of Los Angeles

On September 26, 2011 before me, Eva A. Ramirez (Notary Public)  
(insert name and title of the officer)

personally appeared Steven H. Moeller, Verletta K Moeller  
who 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.

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

WITNESS my hand and official seal.

Signature Eva A Ramirez (Seal)

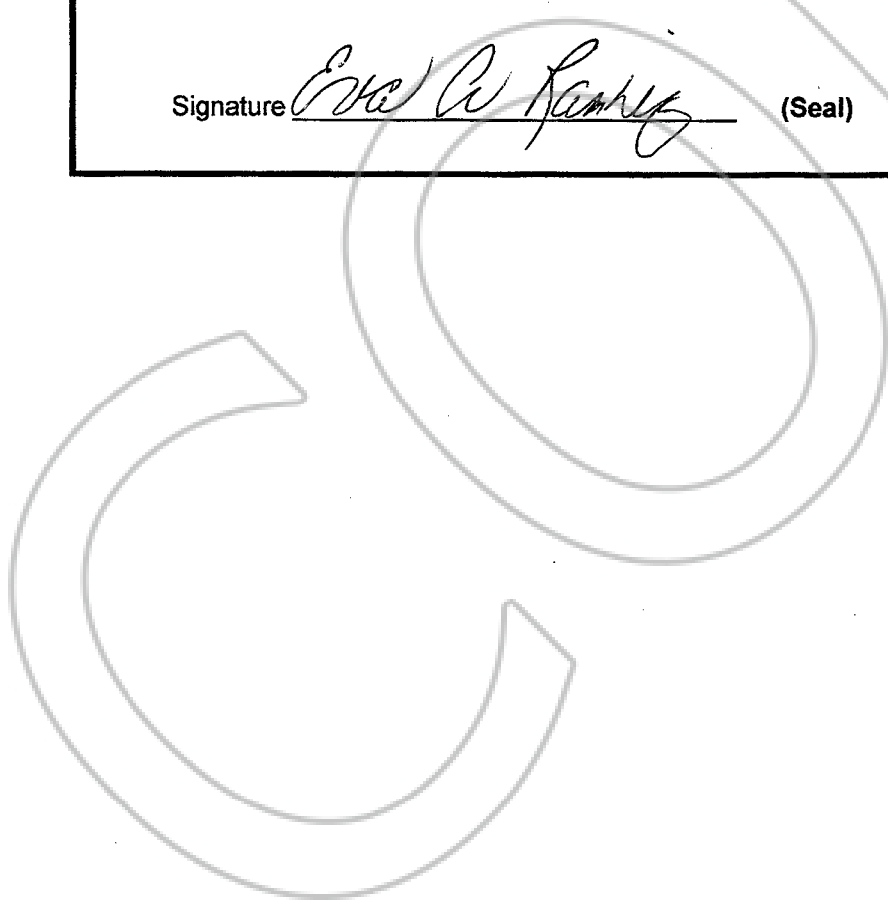
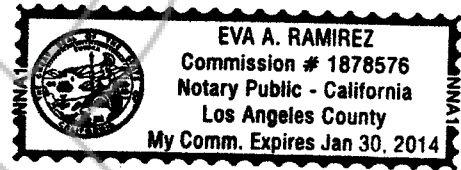




EXHIBIT "A"  
LEGAL DESCRIPTION

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

A timeshare estate comprised of:

PARCEL 1:

An undivided 1/102nd interest in and to that certain condominium estate described as follows:

(a) An undivided 1/8th interest as tenants in common, in and to the Common Area of Lot 4 of Tahoe Village Unit No. 3, as shown on the map recorded December 27, 1983, as Document No. 93408, Official Records of Douglas County, State of Nevada, and as said Common Area is shown on the Record of Survey of boundary line adjustment map recorded April 21, 1986, as Document No. 133713, Official Records of Douglas County, State of Nevada.

(b) Unit No. B-2 as shown and defined on said condominium map recorded as Document No. 93408, Official Records of Douglas County, State of Nevada.

PARCEL 2:

A non-exclusive easement for ingress and egress for use and enjoyment and incidental purposes over, on and through the Common Areas as set forth in said condominium map recorded as Document No. 93408, Official Records of Douglas County, State of Nevada, and as said Common Area is shown on the Record of Survey of Boundary line adjustment map recorded as Document No. 133713, Official Records of Douglas County, State of Nevada.

PARCEL 3:

An exclusive right to the use of a condominium unit and the non-exclusive right to use the real property referred to in subparagraph (a) of Parcel 1 and Parcel 2 above, during one "alternate use week" in EVEN numbered years within the "PRIME use season" as that term is defined in the First Amended Restated Declaration of Time Share Covenants, Conditions and Restrictions for The Ridge Sierra recorded as Document No. 134786, Official Records, Douglas County, State of Nevada (the "C,C & R's"). The above-described exclusive and non-exclusive rights may be applied to any available unit in The Ridge Sierra project during said "use week" in the above referenced "use season" as more fully set forth in the C,C & R's.