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OFFICIAL RECORD
Requested By:
Timeshare Closing Services
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 5 Fee: \$18.00
BK-812 PG-4804 RPTT: 0.00

APN: 1318-26-101-000 PTN

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

Escrow# 73062612008



Mail Tax Statements To: Dennis C. Koehl, 2130 Probasco Way, Sparks, Nevada 89431

Limited Durable Power of Attorney

Alan Guy Crossman and Susan Gae Crossman, whose address is
8545 Commodity Circle, Orlando, FL 32819, "Grantor"

Hereby Grant(s) Power of Attorney To:

John Hutchinson

Document Date: July 19, 2012

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



Prepared By: Alan Guy Crossman

and Return To:

Timeshare Closing Services
8545 Commodity Circle
Orlando, Florida 32819

RESORT NAME:
Kingsbury Crossing

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 John Hutchinson ("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 property legally described in the attached Exhibit A and made a part hereof ("property"). This power includes, but is not limited to, contacting the resort on Grantor(s) behalf, contacting the resort and/or management company for the resort and/or contacting the vacation club and/or membership and/or management company for the vacation club and/or membership, as applicable, for any purpose including, but not limited to, obtaining the following: any owner documents; copies of all declarations of condominium and any amendments; copies of all By-Laws of the condominium and any amendments; copies of all rules and regulations of the condominium and any amendments; copies of all documents establishing the resort and/or timeshare and any amendments; copies of all By Laws of the resort and/or timeshare and any amendments; copies of all rules and regulations of the resort and/or timeshare and any amendments; copies of all documents establishing the cooperative and any amendments; copies of all By Laws of the cooperative and any amendments; copies of all rules and regulations of the cooperative and any amendments; copies of all leases as to my interest in the cooperative; copies of all documents establishing the vacation club and/or membership and any amendments; copies of all By-Laws of the vacation club and/or membership and any amendments; and/or copies of all leases as to my interest in the vacation club and/or membership. This power also includes, but is not limited to, contacting the resort on Grantor(s) behalf and making inquiries into the status of accounts and/or obtaining statements of the accounting and/or budgets and/or annual reports affecting this property, changing the address of record, obtaining information related to the property, making reservations, banking or depositing weeks, points or any other usage, ordering death certificates, collecting proceeds, paying expenses, executing any and all documents, notarial, affidavit or otherwise related to the property, in the names as written below or in other form, engaging legal counsel at no cost to Grantor for any issues related to the property, 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, including but not limited to transferring, selling, conveying, assigning or gifting the property.

(Grantor(s) initials) AC. etc



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.

IN WITNESS WHEREOF, this instrument has been executed as of this 9th day of July, 2012.

Margaret MacRae
Witness Signature # 1
Print Name: _____

MARGARET MacRAE
A Commissioner of the
Supreme Court of Nova Scotia

Karen Rae
Witness Signature # 2
Print Name: _____

Karen M. Rae
A Commissioner of the Supreme
Court of Nova Scotia

GRANTOR(S)
Alan Guy Crossman
Grantor Signature
Print Name: Alan Guy Crossman

Susan Gae Crossman
Grantor Signature
Print Name: Susan Gae Crossman

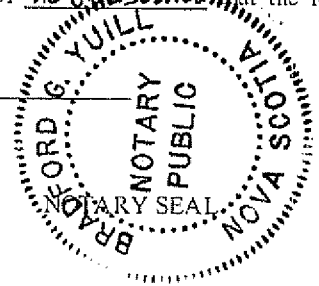
Province of Nova Scotia
State of _____)
County of Colchester)
CANADA

On 9th July, 2012, before me, Bradford G. Yuill, Notary Public, personally appeared Alan Guy Crossman and Susan Gae Crossman, 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) in the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed this instrument.

I certify under PENALTY OF PERJURY under the laws of the Province of Nova Scotia, CANADA that the foregoing paragraph is true and correct.

* Type of evidence Provided: Drivers Licence

WITNESS my hand and official seal
SIGNATURE Bradford G. Yuill
Notary Public



COMMISSION EXPIRES: Does not expire.

Bradford G. Yuill
Notary Public
NOVA SCOTIA



Exhibit "A"

File number: 73062612008

KINGSBURY CROSSING LEGAL DESCRIPTION

Interval Number 330142A

HOA Number 470821442

X High Low

Use: ANNUAL

The land situated in the State of Nevada, County of Douglas, and described as follows:

PARCEL A:

An undivided one-three thousand two hundred and thirteenth (1/3213) interest as a tenant-in-common in the following described real property (The "Property"):

A portion of the North one-half of the Northwest one-quarter of Section 26, Township 13 North, Range 18 East, MDB & M, described as follows:

Parcel 3, as shown on that amended parcel Map for John E. Michelsen and Walter Cox recorded February 3, 1981, in Book 281 of Official Records at page 172, Douglas County, Nevada, as Document No. 53178, said map being an amended map of Parcels 3 and 4 as shown on that certain map for John E. Michelsen and Walter Cox, recorded February 10, 1978 in Book 278 of Official Records at Page 591, Douglas County, Nevada, as Document No. 17578.

Excepting from the real property and reserving to grantor, its successors and assigns, all those certain easements referred to in paragraphs 2.5, 2.6 and 2.7 of said Declaration of Timeshare Use (Kingsbury Crossing) recorded February 16, 1983 in Book 283, age 1431 as Documents No. 076233. Official Records of Douglas County, Nevada as amended (the "Declaration"), Together with the right to grant said easements to others.

Also Excepting therefrom the Non-Exclusive Rights to use the "Common Areas" as defined in the Declaration.

PARCEL B:

The exclusive right and easement to use and occupy an "Assigned Unit" and the "Common Furnishings" Therein, together with the non-exclusive right to occupy the "Common Areas" in Parcel A above during a properly reserved "Use Week", During the "Season" identified above, on an (ANNUAL) Basis, as designated above, provided that such use periods are first reserved in



accordance with the Declaration and the "Rules and Regulations", as each of said terms are defined in the declaration referred to above.

PARCEL C:

All Rights of Membership in Kingsbury Crossing Owners Association, a Nevada Non-Profit Corporation ("Association"), which are appurtenant to the interest described in Parcels A and B under the Declaration and Bylaws of the Association.

