

APN#: 1320-35-001-031

DOC # 829918
08/30/2013 03:34PM Deputy: SG
OFFICIAL RECORD
Requested By:
eTRCo, LLC
Douglas County - NV
Karen Ellison - Recorder
Page: 1 of 4 Fee: \$17.00
BK-813 PG-8826 RPTT: 0.00

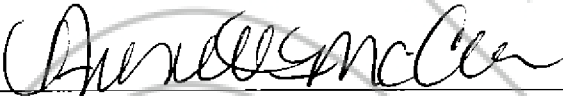


Recording Requested By:
Western Title Company, Inc.
Escrow No: 058691-ARW
When Recorded Mail To:
Arthur Henry Moran and
Belinda Moran
1741 Drake Lane
Gardnerville, NV 89410

Mail Tax Statements to: (deeds only)

(space above for Recorder's use only)

I the undersigned hereby affirm that the attached document, including any exhibits, hereby submitted for recording does not contain the social security number of any person or persons.
(Per NRS 239B.030)

Signature 
Annette McClean Escrow Assistant

Power of Attorney

This page added to provide additional information required by NRS 111.312
(additional recording fee applies)



POWER OF ATTORNEY (Special)

WARNING: THIS DOCUMENT GIVES YOUR ATTORNEY-IN-FACT THE POWER TO ACT FOR YOU IN ANY WAY YOU COULD ACT FOR YOURSELF. IT MAY BE IN YOUR BEST INTEREST TO CONSULT WITH AN ATTORNEY TO EXPLAIN ANYTHING ABOUT THIS FORM THAT YOU DO NOT UNDERSTAND. YOU HAVE THE RIGHT TO REVOKE OR TERMINATE THIS POWER OF ATTORNEY AT ANYTIME.

KNOWN ALL MEN BY THESE PRESENTS: That: I, Arthur Henry Moran the undersigned (jointly and severally, if more than one) do hereby appoint Belinda Moran as my exclusive, true and lawful Attorney-in-Fact in my capacity, for me and in my name, for the special and limited purpose(s) of executing documents with respect to the following described property in the County of Douglas, State of Nevada:

All that certain real property situate in the County of Douglas, State of Nevada, described as follows:

A parcel of land situated in and being a portion of the North 1/2 of Section 35 in Township 13 North, Range 20 East, M.D.B.&M., more particularly described as follows to-wit:

COMMENCING at the section corner common to Sections 25, 26, 35 and 36 in Township 13 North, Range

20 East, M.D.B. & M., thence North 89°59'30" West, a distance of 1,332.06 feet to a point; thence South

00°07'48" East, a distance of 1,317.04 feet to The True Point of Beginning; thence continuing South

00°07'48" East, a distance of 1,317.04 feet to a point; thence Northwesterly along the centerline of an 80 foot

roadway and utility easement to a point which bears North 89°55'41" East, from the True Point of Beginning; thence North 89°55'41" East, a distance of 665.56 feet to the Point of Beginning.

Reserving therefrom a non-exclusive easement for roadway and public utilities over and across the westerly 40 feet of said land.

Reference is further made to Parcel 3B on Record of Survey for Nevis Industries, Inc., filed for record in the Office of the County Recorder of Douglas County, Nevada on December 23, 1980, as Document No. 51917, of Official Records.

Together with all those certain roadway and utility easements for ingress and egress as set forth on that certain Record of Survey for Nevis Industries, Inc., filed for record in the office of the County Recorder of Douglas County, Nevada on December 23, 1980, as Document No, 51917, of Official Records. Except therefrom all those certain roadway and utility easements traversing the here-in-above described parcel of land.



NOTE: The above metes and bounds description appeared previously in that certain Grant, Bargain, Sale Deed recorded in the office of the County Recorder of Douglas County, Nevada on May 14, 1990, as Document No. 225963, in Book 590, Page 2149 of Official Records.

more commonly known as: 1741 Drake Lane, Gardnerville, NV 89410

For such limited and special purposes, said Attorney(s) is/are hereby authorized in Principal's name, and for Principal's use and benefit;

(A) to loan, advance, defer payment of, demand, sue for, collect, and receive all sums of money, debts, accounts, legacies, bequests, interests, dividends, annuities, and demands as are now or shall hereafter become due, owing, payable, or belonging to Principal, and take all lawful means in the name of Principal for the recovery thereof and to compromise the same, and give satisfaction, releases or discharges for the same;

(B) to buy and sell land, exchange, mortgage, hypothecate, foreclose, assign, transfer, convey and in any lawful manner deal in and with land, make contracts of every kind relative to land, any interests therein or the possession thereof, and take possession and exercise control over the use thereof;

(C) to buy, sell, exchange, mortgage, hypothecate, foreclose, assign, transfer, convey and in any lawful manner deal in and with goods, wares, and merchandise, chooses in action, certificates or shares of capital stock, and other property in possession or in action, and to make, do and transact all and every kind of business or whatever nature;

(D) to execute, acknowledge and deliver contracts of sale, escrow instructions, deeds, leases (including both oil and gas and community oil and gas leases), assignments of leases, covenants, agreements, assignments of agreements, mortgages, conveyances in trust to secure indebtedness or other obligations, and assign the beneficial interest thereunder, subordination's of liens or encumbrances, indemnities, bills of lading, bills, bonds, notes, receipts, evidences of debt, requests for partial or full reconveyance of deeds of trust, releases and satisfactions of mortgages, judgments, and other debts, and other instruments in writing of whatever kind and nature, all upon such terms and conditions and under such covenants as said Attorney shall provide;

(E) to receive any Notice of Right to Cancel under the Truth in Lending Act on my behalf, to modify or waive my right to rescind to pass without exercising such right to rescind, and to confirm that such right to rescind has not been exercised;

(F) to sign, seal, execute, deliver and acknowledge such instruments in writing of whatever kind and nature as may be necessary or proper in the premises;

(G) To receive and endorse check for net proceeds of loan or hypothecation of Note.



GIVING AND GRANTING to said Attorney full power and authority to do all and every act and thing whatsoever requisite and necessary to be done relative to any of the foregoing as fully to all intents and purposes as Principal might or could do if personally present.

All that said Attorney shall lawfully do or cause to be done under the authority of this Power of Attorney is expressly approved, ratified and confirmed.

Date signed 8-22-13

Arthur H Moran
Arthur Henry Moran

Arthur Henry Moran

CERTIFICATE OF ACKNOWLEDGMENT OF NOTARY PUBLIC

STATE OF

} ss

COUNTY OF GRAND

This instrument was acknowledged before me on 8-22-13

By ARTHUR HENRY MORAN

Peggy Ellen Taylor
Notary Public

