

DOUGLAS COUNTY, NV

2015-861628

Rec:\$17.00

\$17.00 Pgs=4

05/07/2015 03:26 PM

STEWART VACATION OWNERSHIP RIVERSIDE

KAREN ELLISON, RECORDER

APN: Portion of 1319-22-000-021

Recording Requested By:
Stewart Vacation Ownership
11870 Pierce St., Suite 100
Riverside, CA 92505

And When Recorded Mail To:
In Less Time Closings, LLC
4531 Belmont Ave., Suite A
Youngstown, OH 44505

188185 / 65062

Space above for Recorder's office

LIMITED DURABLE POWER OF ATTORNEY

Prepared By: MICHAEL F. GREENE AND JOYCE GREENE

And Return To:

In Less Time Closings, LLC
4531 Belmont Avenue, Suite A
Youngstown, OH 44505

RESORT NAME: DAVID WALLEY'S RESORT

LIMITED DURABLE POWER OF ATTORNEY

Know all men by these presents: That the undersigned, **Michael F. Greene and Joyce Greene, Grantor**, being of legal age, **do(es) hereby constitute** and appoint **ELSIE P. CENSALE, AUTHORIZED REPRESENTATIVE FOR IN LESS TIME CLOSINGS, LLC** ("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:

Grantor(s) Initials

M.F.G.
J.G. 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")

M.F.G.
J.G. To contact, discuss, and obtain documents related to the Property and all my account information with the resort, management company, vacation club or membership, or similar entities.

M.F.G.
J.G. To make reservations, bank or deposit weeks, points or any other usage.

M.F.G.
J.G. To manage my account, including but not limited to, engaging legal counsel and taking any and all actions related to the Property deemed necessary at Grantee's discretion.

M.F.G.
J.G. To advertise, pay expenses, and collect and pay consideration due as part of the transaction to convey the Property.

M.F.G.
J.G. If applicable, any disbursements related to the decision from the resort to exercise its First Right of Refusal, shall be made payable to and released to **In Less Time Closings, LLC**

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. This power shall not be affected by the later incapacity or disability of the Grantor(s).

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 12 day of August, 2014.

GRANTOR(S)

Jessica O'Connell
1st Witness Signature

Jessica O'Connell
Print Name

[Signature]
2nd Witness Signature

Jamie Nielsen
Print Name

Jessica O'Connell
1st Witness Signature

Jessica O'Connell
Print Name

[Signature]
2nd Witness Signature

Jamie Nielsen
Print Name

Michael F. Greene
Grantor Signature
Print Name: Michael F. Greene

Joyce Greene
Grantor Signature
Print Name: Joyce Greene

STATE OF: NEVADA

COUNTY OF: LYON

On AUGUST 12, 2014, before me, RACHAEL ALPHONSO, Notary Public, personally appeared Michael F. Greene and Joyce Greene, 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 State of NEVADA that the foregoing paragraph is true and correct.

Type of evidence Provided: NEVADA DRIVER'S LICENSE

WITNESS my hand and official seal.

Rachael Alphonso
Signature of Notary Public

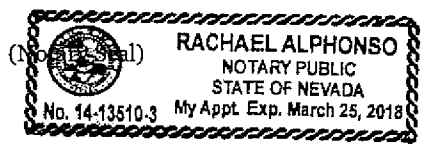


Exhibit "A"

LEGAL DESCRIPTION
FOR
DAVID WALLEY'S RESORT

The land referred to herein is situated in the

State of Nevada

County of Douglas

and is described as follows:

A Timeshare estate comprised of an undivided interest as tenants in common in and to that certain real property and improvements as follows:

An undivided 1/1071st interest in and to all that real property situate in the County of Douglas, State of Nevada, described as follows:

ADJUSTED PARCEL F: A parcel of land located within a portion of the West one-half of the Northeast one-quarter (W ½ NE ¼) of Section 22, Township 13 North, Range 19 East, Mount Diablo Meridian, more particularly described as follows:

Commencing at the one-quarter corner common to Sections 15 and 22, T13N, R19E, M.D.M., a found 1985 BLM brass cap as shown on the Record of Survey prepared by David D. Winchell and recorded September 28, 1989 in the office of the Recorder, Douglas County, Nevada as Document No. 211937; thence South 57°32'32" East, 640.57 feet to the POINT OF BEGINNING; thence North 80°00'00" East, 93.93 feet; then North 35°00'00" East 22.55 feet; then North 10°00'00" West 92.59 feet; thence North 80°00'00" East, 72.46 feet; thence South 10°00'00" East, 181.00 feet; thence South 80°00'00" West, 182.33 feet; thence North 10°00'00" West, 72.46 feet to the POINT OF BEGINNING.

(Reference is made to Record of Survey of Walley's Partners Ltd. Partnership, in the office of the County Recorder of Douglas County, Nevada, recorded September 17, 1998 in Book 998, at Page 3261, as Document No. 449576.)

Together with those easements appurtenant thereto and such easements and use rights described in the Declaration of Time Share Covenants, Conditions and Restrictions for David Walley's Resort recorded September 23, 1998, as Document No. 0449993, and as amended by Document Nos. 0466255, 04852265, 0489957, 0509920 and 0521436, and subject to said Declaration; with the exclusive right to use said interest for one **Use Period within a DELUXE UNIT each year** in accordance with said Declaration.

Together with a perpetual non-exclusive easement for use and enjoyment in, to and throughout the Common Area and perpetual non-exclusive easement for parking and pedestrian and vehicular access, ingress and egress as set forth in Access Easement and Relocation recorded on May 26, 2006, in Book 0506 at Page 10729, as Document No. 0676008; and Access Easement recorded on July 26, 2006, in Book 0706 at Page 9371, as Document No. 0680633, all of Official Records, Douglas County, Nevada.

Inventory No.: 17-015-36-01