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RECORD & RETURN TO:
COURT EXPLORERS, INC
111 John Street, Suite 645
New York, NY 10038

Vol M01 Page 54502

INSTR # 101285764 OR BK 32035 PG 0750 RECD 08/28/2001 09:43 AM
COMMISSION BROWARD COUNTY DEPUTY CLERK 1923

POA#: 13

LIMITED POWER OF ATTORNEY

Metropolitan Mortgage & Securities Co., Inc. (hereinafter called "Prior Servicer") hereby appoints Ocwen Federal Bank FSB (hereinafter called "Ocwen"), as its true and lawful attorney-in-fact to act in the name, place and stead of Prior Servicer for the purposes set forth below.

The said attorneys-in-fact, and each of them, are hereby authorized, and empowered, as follows:

1. To execute, acknowledge, seal and deliver deed of trust/mortgage note endorsements, lost note affidavits, assignments of deed of trust/mortgage and other recorded documents, satisfactions/releases/reconveyances of deed of trust/mortgage, subordinations and modifications, tax authority notifications and declarations, deeds, bills of sale, and other instruments of sale, conveyance, and transfer, appropriately completed, with all ordinary or necessary endorsements, acknowledgments, affidavits, and supporting documents as may be necessary or appropriate to effect its execution, delivery, conveyance, recordation or filing.
2. To execute and deliver insurance filings and claims, affidavits of debt, substitutions of trustee, substitutions of counsel, non-military affidavits, notices of rescission, foreclosure deeds, transfer tax affidavits, affidavits of merit, verifications of complaints, notices to quit, bankruptcy declarations for the purpose of filing motions to lift stays, and other documents or notice filings on behalf of Prior Servicer in connection with insurance, foreclosure, bankruptcy and eviction actions.
3. To endorse any checks or other instruments received by Ocwen and made payable to Prior Servicer.
4. To pursue any deficiency, debt or other obligation, secured or unsecured, including but not limited to those arising from foreclosure or other sale, promissory note or check. This power also authorizes Ocwen to collect, negotiate or otherwise settle any deficiency claim, including interest and attorney's fees.
5. To do any other act or complete any other document that arises in the normal course of servicing

Dated: August 13, 2001.

METROPOLITAN MORTGAGE &
SECURITIES CO., INC.

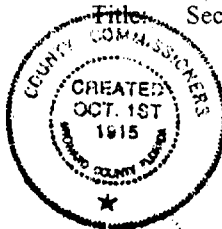
Witness:

Name: Keith Featherstone

Name: Candy L Beckman

State of Washington), County of Spokane)

Name: Reuel Swanson
Title: Secretary



I hereby certify this document to be a true correct and complete copy of the record filed in my office. Dated this 28 day of Aug, 2001.

By Mary L. Clark
Deputy Clerk

BEFORE ME, Arlene Burns, a Notary Public in and for the jurisdiction aforesaid, on this 13th day of August, 2001, personally appeared Reuel Swanson who resides at Spokane, Washington and who is personally known to me (or sufficiently proven) to be the Secretary of Metropolitan Mortgage & Securities Co., Inc. and the person who executed the foregoing instrument by virtue of the authority vested in him and he did acknowledge the signing of the foregoing instrument to be his free and voluntary act and deed as Secretary for the uses, purposes and consideration therein set forth.

Witness my hand and official seal this 13th day of August, 2001.

My Commission Expires: 02/19/03

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COURT EXPLORERS, INC

RV 111 John Street, Suite 645
New York, NY 10038

NOTARY STAMP

NOTARY PUBLIC
STATE OF WASHINGTON
ARLENE BURNS
My Appointment Expires Feb. 19, 2003

State of Oregon, County of Klamath
Recorded 10/26/01 at 8:55 a. m.
In Vol. M01 Page 54502
Linda Smith,
County Clerk Fee\$ 21⁰⁰