



00049449200800098810050059

07/08/2008 11:30:49 AM

Fee: \$41.00

ATE: 65676B PC

Record and Return [] by Mail [] by Pickup to:

WFHM FINAL DOCS X9999-01M1000 BLUE GENTIAN ROADEAGAN, MN 55121**REAL PROPERTY AND MANUFACTURED HOME LIMITED POWER OF ATTORNEY**

(To execute or release title, mortgage or deed of trust, security filing, transfer of equity and insurance documents and proceeds.)

The undersigned borrower(s), whether one or more, each referred to below as "I" or "me," residing at:

5138 BRISTOL AVENUE

Street Address

KLAMATH FALLS, OR 97603

("Present Address").

City, State Zip, County

I am the Buyer/Owner of the following manufactured home (the "Manufactured Home"):

New/Used	Year	Manufacturer's Name	Model Name or Model No.	Length x Width
NEW	2007	FLEETWOOD HOMES	BARRINGTON BA13AC	066 x 039

WAFL731A19601BA13A WAFL731B19601BA13A WAFL731C19601BA13A

Serial No.	Serial No.	Serial No.	Serial No.

permanently affixed to the real property located at 5138 BRISTOL AVE

Street Address

KLAMATH FALLS, KLAMATH, OR 97603

("Property Address") and as more

City, County, State Zip

#41-A

particularly described on Exhibit A attached hereto (the "Real Property"). I do hereby irrevocably make, constitute, appoint and authorize with full powers of substitution, WELLS FARGO BANK, N.A.

("Lender"), its successors, assigns or designees as my agent and attorney-in-fact, in my name, place and stead in any way which I could do, if I were personally present, with full power of substitution and delegation, (1) to complete, execute and deliver, in my name or Lender's name, any and all forms, certificates, assignments, designations, releases or other documentation as may be necessary or proper to implement the terms and provisions of the Security Instrument dated JUNE 30, 2008 executed by me in favor of Lender, (2) to complete, execute and deliver, in my name or in Lender's name, any and all forms, certificates, assignments, designations, releases or other documentation as may be necessary or proper to make application for and obtain the certificate of title for the Manufactured Home and to have Lender (or its designee) designated as lienholder on the certificate of title for the Manufactured Home, (3) to complete, execute and deliver in my name or Lender's name, any and all forms, certificates, assignments, designations, releases or other documentation as may be necessary or proper to have the Manufactured Home treated as real estate for any and all purposes under state law, including but not limited to the surrender of any certificate of title, any election to treat the Manufactured Home as real estate for tax purposes or to meet any other requirements in order for the loan/financing secured by the Manufactured Home and the Real Property to be eligible for sale on the Federal National Mortgage Association ("Fannie Mae"), the Federal Home Loan Mortgage Association ("Freddie Mac") or any other secondary market purchaser, (4) to receive, complete, execute or endorse, and deliver in my name or Lender's name any and all claim forms, agreements, assignments, releases, checks, drafts or other instruments and vehicles for the payment of money, relating to any insurance covering the Manufactured Home, the indebtedness secured by the Manufactured Home or the Real Property, and (5) to complete, sign and file, without my signature, such financing and continuation statements, amendments, and supplements thereto, mortgages, deeds of trust and other documents, including releases of these items, which I may from time to time deem necessary to perfect, preserve and protect Lender's security interest in the Manufactured Home, the Property and any other property sold with it. I acknowledge that at the time this Power of Attorney and my Security Instrument and any of the forms, certificates, assignments, designations, releases or other documentation are prepared the serial number of the manufactured housing unit may not be available or may be inaccurate. The manufactured housing unit may be a factory order in the process of being constructed. Immediately, upon Lender's receipt of the serial number, I understand and agree that the above items may be completed and/or corrected by Lender to properly disclose all the applicable home identifications, including the serial number. I understand that I will be provided with a copy of any corrected agreement.

To induce any third party to act hereunder, I hereby agree that any third party receiving a duly executed copy or facsimile of this instrument may act hereunder, and I for myself and for my heirs, executors, legal representatives and assigns, hereby agree to indemnify and hold harmless any such third party from and against any and all claims that may arise against such third party by reason of such third party having relied on the provisions of this instrument. I have given this Limited Power of Attorney in connection with a loan/financing to be given by Lender and to induce Lender to make the financing available. It is coupled with an interest in the transaction and is irrevocable. This Limited Power of Attorney shall not be affected by my (our) subsequent incapacity, disability, or incompetence. I do further grant unto Lender full authority and power to do and perform any and all acts necessary or incident to the execution of the powers herein expressly granted, as fully as I might or could do if personally present.

WITNESS my hand and seal this 3 day of July 2008.

Bruce A Crowder
Borrower
BRUCE CROWDER

Witness

T. Crowder
Borrower
TERRI CROWDER

Witness

Borrower

Witness

Borrower

Witness

STATE OF OREGON)
) ss.:
COUNTY OF KLAMATH)

On the 3RD day of JULY in the year 2008
before me, the undersigned, a Notary Public in and for said State, personally appeared
BRUCE CROWDER AND TERRI CROWDER
personally known to me or proved to me on the basis of satisfactory evidence to be the individual(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 capacity(ies), and that by his/her/their signature(s) on
the instrument, the individual(s), or the person on behalf of which the individual(s) acted, executed
the instrument.

Pamela J. Callen
Notary Signature

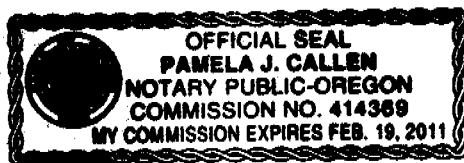
PAMELA J. CALLEN
Notary Printed Name

Notary Public, State of OREGON

Qualified in the County of KLAMATH

My Commission expires: 02-19-2011

Official Seal:



Drafted By: _____ ☐ Check if Construction Loan

Loan Number: 0085855005

EXHIBIT A

PROPERTY DESCRIPTION

The legal description of the Property Address ("Land") is typed below or please see attached legal description:

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

Exhibit A

A parcel of land situate in the S 1/2 of the NW 1/4 of the SE 1/4 of Section 11, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point in the centerline of a 60 foot roadway from which the quarter section corner common to Sections 11 and 14, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, bears South 89° 28' West along the said roadway centerline 545.1 feet and South 0° 09' East along the North and South centerline of said Section 11 as marked on the ground by a well established fence line 1663.6 feet, and running thence South 0° 16' East 190 feet to a point; thence North 89° 31 1/2' West parallel to the South boundary of said S 1/2 of the NW 1/4 of the SE 1/4 a distance of 85 feet to a point; thence South 0° 16' East 144.2 feet, more or less, to a point in the South boundary line of the said S 1/2 of the NW 1/4 of the SE 1/4; thence South 89° 31 1/2' East along the said boundary line 129.9 feet; thence North 0° 16' West 336.3 feet, more or less, to the centerline of the before mentioned roadway; thence South 89° 28' West 44.9 feet, more or less, to the point of beginning.

EXCEPT any portion thereof lying within Bristol Avenue.

CODE 041 MAP 3909-011DB TL 02000 KEY #557604

BCM