

**RECORDING COVER SHEET**

ORS 205.234

This cover sheet has been prepared by:



Any error in this cover sheet DOES NOT affect the transaction(s) contained in the instrument itself.

Reference: 113639AM

Please print or type information.

**1. AFTER RECORDING RETURN TO –**

Required by ORS 205.180(4) & 205.238:

Name: First American Title

Address: 3905 Martin Way E Suite A

City, ST Zip: Olympia WA 98506

**2. TITLE(S) OF THE TRANSACTION(S) –** Required by ORS 205.234(1)(a)

Note: "Transaction" means any action required or permitted by law to be recorded, including, but not limited to, any transfer, encumbrance or release affecting title to or an interest in real property. Enter descriptive title for the instrument:

Document Title(s): Power of Attorney

**3. DIRECT PARTY / GRANTOR Names and Addresses –** Required by ORS 205.234(1)(b)  
for Conveyances list Seller; for Mortgages/Liens list Borrower/Debtor

Grantor Name: Wilmington Savings Fund Society

Grantor Name: \_\_\_\_\_

**4. INDIRECT PARTY / GRANTEE Names and Addresses –** Required by ORS 205.234(1)(b)  
for Conveyances list Buyer; for Mortgages/Liens list Beneficiary/Lender/Creditor

Grantee Name: Rushmore Loan Management Services LLC

Grantee Name: \_\_\_\_\_

**5. For an instrument conveying or contracting to convey fee title,**  
the information required by ORS 93.260:

**UNTIL A CHANGE IS REQUESTED, ALL  
TAX STATEMENTS SHALL BE SENT TO  
THE FOLLOWING ADDRESS:**

Name: NO CHANGE

Address: \_\_\_\_\_

City, ST Zip: \_\_\_\_\_

**6. TRUE AND ACTUAL CONSIDERATION –**  
Required by ORS 93.030 for an instrument conveying  
or contracting to convey fee title or any memorandum  
of such instrument:

\$ 0

**7. TAX ACCOUNT NUMBER OF THE PROPERTY if the instrument creates a lien or other interest that  
could be subject to tax foreclosure. –** Required by ORS 312.125(4)(b)(B)

Tax Acct. No.: N/A

3  
PA  
L

Document drafted by and  
RECORDING REQUESTED BY:  
RUSHMORE LOAN MANAGEMENT SERVICES LLC  
15480 Laguna Canyon Road, Suite 100  
Irvine, CA 92618  
Attention:

20140228267  
05/29/2014 RP1 \$24.00

SPACE ABOVE THIS LINE FOR RECORDER'S USE

**LIMITED POWER OF ATTORNEY**

Wilmington Savings Fund Society, FSB, doing business as Christiana Trust, having an office at 500 Delaware Avenue, 11<sup>th</sup> Floor, Wilmington, Delaware 19801 not in its individual capacity but solely as legal title Trustee ("Trustee") for Bronze Creek Title Trust 2014-NPL1 (the "Trust"), hereby constitutes and appoints RUSHMORE LOAN MANAGEMENT SERVICES LLC, (the "Servicer"), and in its name, aforesaid Attorney-In-Fact, by and through any officer appointed by the Board of Directors of Servicer, to execute and acknowledge in writing or by facsimile stamp all documents customarily and reasonably necessary and appropriate for the tasks described in the items (1) through (5) below; provided however, that the documents described below may only be executed and delivered by such Attorneys-In-Fact if such documents are required or permitted under the terms of the Flow Subservicing Agreement ("Agreement") dated as of May 1, 2013 by and among RUSHMORE LOAN MANAGEMENT SERVICES LLC (the "Servicer") and ANGELO GORDON MANAGEMENT LLC as amended, and no power is granted hereunder to take any action that would be adverse to the interests of Wilmington Savings Fund Society, FSB, doing business as Christiana Trust. This Limited Power of Attorney is being issued in connection with Servicer's responsibilities to service certain mortgage loans (the "Loans") and related Properties (as defined below) held by Wilmington Savings Fund Society, FSB, doing business as Christiana Trust, as Trustee. These Loans are secured by collateral comprised of Mortgages, deeds of trust and other forms of security instruments (collectively the "Security Instruments") encumbering any and all real and personal property delineated therein (the "Property") and the Notes secured thereby.

1. Demand, sue for, recover, collect and receive each and every sum of money, debt, account and interest (which now is, or hereafter shall become due and payable) belonging to or claimed by Wilmington Savings Fund Society, FSB, doing business as Christiana Trust, as Trustee, and to use or take any lawful means for recovery by legal process or otherwise, including but not limited to the substitution of trustee serving under a deed of trust, the preparation and issuance of statements of breach, notices of default, and/or notices of sale, taking deeds in lieu of foreclosure, evicting (to the extent allowed by federal, state or local laws) and foreclosing on the properties under the Security Instruments.
2. Execute and/or file such documents and take such other action as is proper and necessary to defend Wilmington Savings Fund Society, FSB, doing business as Christiana Trust, as Trustee in litigation and resolve any litigation where the Servicer has an obligation to defend Wilmington Savings Fund Society, FSB, doing business as Christiana Trust, as Trustee.
3. Transact business of any kind regarding the Loans and the Properties, as Wilmington Savings Fund Society, FSB, doing business as Christiana Trust, as Trustee's act and deed, to contract for, purchase, lease, receive and take possession and evidence of title in and to the Property and/or to secure payment of a promissory note or performance of any obligation or agreement relating thereto.
4. Execute bonds, notes, mortgages, deeds of trust and other contracts, agreements and instruments regarding the borrowers and/or the Property, including but not limited to the execution of releases, satisfactions,

Any provision herein which restrict the sale, rental or use of the described Real Property because of color or race is invalid and unenforceable under the Federal Law. Confidential information may have been redacted from the document in compliance with the Public Information Act.

A Certified Copy

Attest: 12/5/2014

**Stan Stanart, County Clerk**

Harris County, Texas



Deputy

Gabriel S. Infante



assignments, loan modification agreements, loan assumption agreements, subordination agreements, property adjustment agreements, and other instruments pertaining to mortgages or deeds of trust, bills of sale and execution of deeds and associated and related instruments and documents necessary, if any, conveying or encumbering the Property or to effect the conveyance or release of an encumbrance on the Property, in the interest of Wilmington Savings Fund Society, FSB, doing business as Christiana Trust, as Trustee.

5. Endorse on behalf of the undersigned all checks, drafts and/or other negotiable instruments made payable to the undersigned.

Nothing contained herein shall (i) limit in any manner any indemnification provided by the Servicer to the Trustee under the Pooling and Servicing Agreement, or (ii) be construed to grant the Servicer the power to initiate or defend any suit, litigation or proceeding in the name of Wilmington Savings Fund Society, FSB, doing business as Christiana Trust in its individual capacity. If the Servicer receives any notice of suit, litigation or proceeding in the name of Wilmington Savings Fund Society, FSB, doing business as Christiana Trust in its individual capacity, then the Servicer shall promptly forward a copy of same to Wilmington Savings Fund Society, FSB, doing business as Christiana Trust.

This Limited Power of Attorney is not intended to extend the powers granted to the Servicer under the Subservicing Agreement or to allow the Servicer to take any action with respect Security Instruments or promissory notes (or other evidence of indebtedness) not authorized by the Trustee.

Witness my hand and seal this 19<sup>th</sup> day of May, 2014.

NO CORPORATE SEAL

Wilmington Savings Fund Society, FSB, doing business as Christiana Trust, not in its individual capacity but solely as legal title Trustee for Bronze Creek Title Trust 2014-NPL1 301

Yulia Davydovitch  
Witness: Yulia Davydovitch

By: Jeffrey R. Everhart  
Name: Jeffrey R. Everhart  
Title: Assistant vice President

Karen Huffman  
Witness: Karen Huffman

Donna Lockerman  
Attest: Donna Lockerman

RET:

✓  
Dakota Asset Services  
17171 Park Row, Ste 215  
Houston TX 77084

Any provision herein which restrict the sale, rental or use of the described Real Property because of color or race is invalid and unenforceable under the Federal Law. Confidential information may have been redacted from the document in compliance with the Public Information Act.

A Certified Copy  
Attest: 12/5/2014  
Stan Stanart, County Clerk  
Harris County, Texas



Gabriel S. Infante Deputy  
Gabriel S. Infante

CORPORATE ACKNOWLEDGMENT

State of Delaware

County of New Castle

On this 19<sup>th</sup> day of May, 2014, before me, the undersigned, a Notary Public in and for said County and State, personally appeared Jeffrey R. Everhart, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons who executed the within instrument as Assistant Vice President of Wilmington Savings Fund Society, FSB, doing business as Christiana Trust, and acknowledged to me that such national banking association executed the within instrument pursuant to its by-laws or a resolution of its Board of Directors.

WITNESS my hand and official seal.

Signature: Courtney Elizabeth Allen

My commission expires: July 10, 2014



Unofficial Copy

RP 891-65-1185

Any provision herein which restrict the sale, rental or use of the described Real Property because of color or race is invalid and unenforceable under the Federal Law. Confidential information may have been redacted from the document in compliance with the Public Information Act.

A Certified Copy

Attest: 12/5/2014

Stan Stanart, County Clerk

Harris County, Texas

Gabriel S. Infante

Deputy

Gabriel S. Infante



2014 MAY 29 PM 3:27

Stan Stewart  
COUNTY CLERK  
HARRIS COUNTY, TEXAS

ANY PROVISION HEREIN WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW.

THE STATE OF TEXAS  
COUNTY OF HARRIS

I hereby certify that this instrument was FILED in File Number Sequential on the date and at the time stamped herein by me, and was duly RECORDED in the Official Public Records of Real Property of Harris County, Texas.

MAY 29 2014



*Stan Stewart*  
COUNTY CLERK  
HARRIS COUNTY, TEXAS

L. O. H.

Gabriel S. Infante

