



Record and Return by Mail to:
Wells Fargo Bank, N.A.
FINAL DOCS N0012-01B
6200 PARK AVE
DES MOINES, IA 50321

2017-009074
Klamath County, Oregon
08/11/2017 11:57:00 AM
Fee: \$77.00

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 14805 CLOVER CREEK RD, KLAMATH FALLS, OR 97601-9013.

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

New or Used:	Used
Year:	2003
Manufacturer's Name:	Fuqua
Model Name or Model Number:	NA NA
Length x Width:	50 x 28
Serial Number:	18871
	18871

permanently affixed to the real property located at 14805 CLOVER CREEK RD, KLAMATH FALLS, OR 97601-9013 ("Property Address") and as more 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 August 3, 2017 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 lien holder 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,

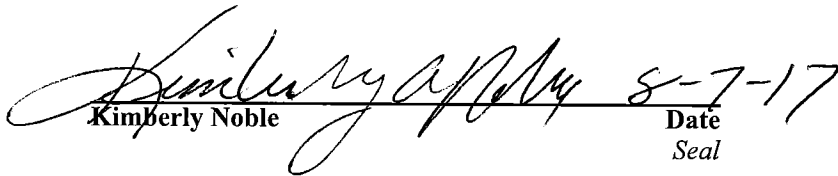


without my signature, such financing and continuation statements, amendments, and supplements thereto, mortgages, deeds of trust and other documents, including releases of these items, which I may from time to time deem necessary to perfect, preserve and protect Lender's security interest in the Manufactured 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 9th day of August, 2017.

Borrower


Kimberly Noble 8-7-17
Date
Seal



Acknowledgment

State of Oregon

County of Klamath

This instrument was acknowledged before me on August 7, 2017 by

Kimberly Noble

Lisa Legget-Weatherby
Notary Public
My commission expires: 10/19/19



EXHIBIT A
PROPERTY DESCRIPTION

Real property in the County of Klamath, State of Oregon, described as follows:

A tract of land situate in the S1/2 N1/2 of Section 31, Township 39 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, being more particularly described as follows:

Beginning at a point on the North line of the SW1/4 NE1/4 of Section 31, Township 39 South, Range 8 East of the Willamette Meridian, from which the Northwest corner of said SW1/4 NE1/4 bears South 89°28'10" West 422.8 feet distant; thence South 43°08' West 834.53 feet, more or less to the Northeasterly line of the County Road known as the Clover Creek Road opposite Engineer's station 11+38.45; thence South 46°52' East 200.0 feet; thence North 43°08' East 1025.46 feet, more or less to the North line of the said SW1/4 NE1/4 Section 31; thence South 89°28'10" West 251.47 feet to the point of beginning, and

A Tract of land situate in the SW1/4 NE1/4 of Section 31, Township 39 South, Range 8 East of the Willamette Meridian more particularly described as follows:

Beginning at the iron pipe marking the long established NW1/4 corner of the SW1/4 NE1/4 of Section 31; and running thence along the center line of the section South 0°21'40" East 396 feet; thence South 44°38'20" West 255.47 feet to the Northeasterly line of the County Road known as Clover Creek Road; thence South 46°52' East 40 feet; thence North 43°08' East 834.53 feet more or less to the North line of said SW1/4 NE1/4 of Section 31; thence South 89°28'10" West 422.8 feet to the point of beginning.

