

2023-009718

Klamath County, Oregon

11/09/2023 11:28:01 AM

Fee: \$117.00

RECORDING REQUESTED BY/RETURN TO:

SERVICELINK

1325 CHERRINGTON PARKWAY

MOON TWP, PA 15108

(800) 439-5451

PREPARED BY:

ALLIED FIRST BANK, SB DBA SERVBANK

3138 E. ELWOOD ST

PHOENIX, AZ 75034

R: 230529179

LIMITED POWER OF ATTORNEY

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PHOENIX, AZ 75034

R: 230046858

LIMITED POWER OF ATTORNEY

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Whereas, it is in the interests of RANLife, Inc. ("Owner/Servicer") to authorize, Allied First Bank, SB dba Servbank, ("Subservicer") to act on behalf of and sign as attorney in fact for Owner/Servicer for the sole purposes of executing loan documents with respect to any mortgage loan serviced by Subservicer pursuant to the Subservicing Agreement dated October 25, 2019 (the "Agreement") assigned to Allied First Bank, SB dba Servbank effective April 1, 2023 and any subsequent Subservicing Agreements between Subservicer and Owner/Servicer, and all exhibits and schedules to such Agreements, as any of them may be from time to time amended, restated, modified or supplemented through executed amendments, Statements of Work or addenda and to:

- 1) release the lien of any such mortgage loan in which payoff funds have been received;
- 2) execute any and all documents necessary to foreclose upon the property securing any such mortgage loan, including, but not limited to, (a) substitution of trustee on Deeds of Trust, (b) Trustee's Deeds upon sale on behalf of Owner/Servicer, (c) Affidavits of Non-Military Status, (d) Affidavits of Judgment, (e) Affidavits of Debt, (f) quitclaim deeds to the United States Department of Housing and Development or the United States Department of Veterans Affairs, (g) Special Warranty Deeds to the United States Department of Housing and Urban Development or the United States Department of Veterans Affairs, (h) Affidavits regarding lost promissory notes, and (g) endorsements of promissory notes to United States Department of Housing and Development or the United States Department of Veterans Affairs on behalf of Owner/Servicer as a required part of the claims process;
- 3) take any and all actions and execute all documents necessary to protect the interest of Owner/Servicer in any bankruptcy proceeding, including, but not limited to, (a) execute Proofs of Claim and Affidavits of Movant under 11 U.S.C. Sec. 501-502, Bankruptcy Rule 3001-3003, and applicable local bankruptcy rules, (b) enter a Notice of Appearance, (c) vote for a trustee of the estate of the debtor, (d) vote for a committee of creditors, (e) attend the meeting of creditors of the debtor or any adjournment thereof, and vote on behalf of Owner/Servicer on any question that may be lawfully submitted before creditors in such a meeting, (f) complete, execute and return a ballot accepting or rejecting a plan, and (g) execute reaffirmation agreements;
- 4) assign the lien of any such mortgage loan naming MERS as the mortgagee when Owner/Servicer is the current promissory note-holder and the loan was closed and registered on the MERS System;
- 5) take any and all actions and execute all documents necessary to refinance, amend or modify any such loan;
- 6) endorse checks made payable to Owner/Servicer that are received by Subservicer as agent for payment on any such mortgage loan;
- 7) pursuant to written direction and authorization by Owner/Servicer, take any and all actions and execute all documents necessary and sufficient to effectuate the sale and transfer of loans to a new owner in accordance with the specific terms of a written and signed by Owner/Servicer purchase and sale agreement; and
- 8) take any actions and execute such documents as may be necessary to fulfill Subservicer's servicing obligations to Owner/Servicer with respect to such mortgage loans.

This limited power of attorney is effective immediately and will continue until the expiration or termination of the Agreement and any subsequent Subservicing Agreements between Subservicer and Owner/Servicer. This limited power of attorney may only be used in the execution of the powers herein by those Subservicer officers or employees who have been duly appointed as signatories by Subservicer. Owner/Servicer shall have the right to limit such signing authority or may revoke signing authority from any officer or employee for any reason. If an officer or employee of Subservicer no longer works for Subservicer, such person's or persons' powers under this limited power of attorney

shall be automatically revoked. Owner/Service hereby ratifies and adopts any action by Subservice taken prior to the execution of this limited power of attorney that is consistent with the powers granted herein. Owner/Service agrees that any third party who receives a copy of this document may act under it. Revocation of the power of attorney is not effective as to a third party until the third party learns of the revocation. Owner/Service shall indemnify a third party from any claims that arise against the third party because of its reliance on this power of attorney.

By these hands witnesseth that I, Greg Walker, being the President & CEO of Owner/Service, am a duly authorized corporate officer and am authorized to grant this power of attorney on behalf of Owner/Service on this 27th day of March, 2023.

RANLife, Inc. (Owner/Service)

By:

Print Name: Greg Walker

Title: President & CEO

A notary public completing this attestation verifies only the identity of the individual who signed the document to which this attestation is attached, and not the truthfulness, accuracy, or validity of that document

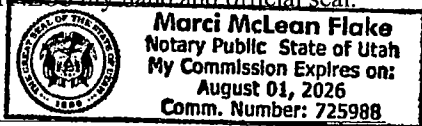
STATE OF Utah

COUNTY OF Salt Lake

On this 27th day of March in the year 2023 before me, the undersigned, personally appeared Greg Walker, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her capacity, and that by his/her signature on the instrument, the individual executed the instrument, and that such individual made such appearance before the undersigned.

I certify under PENALTY OF PERJURY under applicable law that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



NOTARY STAMP GOES HERE

Print Name: Marci McLean Flake

My commission expires: 8/1/2026