

2024-001683

Klamath County, Oregon

03/05/2024 01:01:01 PM

Fee: \$97.00

When recorded, return to:
Summit Funding, Inc.
ATTN: Final Document Department
P.O. Box 15167
Sacramento, CA 95813-9998

LOAN #: KLF2301x509390
MIN: 1002411-0611605025-5

**REAL PROPERTY AND MANUFACTURED HOME
LIMITED POWER OF ATTORNEY**

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

The undersigned borrower(s), **Amelia R Black AND Brian D Black**

whether one or more, each referred to below as "I" or "me," residing at:
3820 Beverly Drive, Klamath Falls, OR 97603

(*Mailing Address*).

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

New _____ Used **X** Year **1978** Length **64** Width **24**

Make **MARLETTE**

Model Name or Model No. **EM02090**



LOAN #: KLF2301x509390

Serial No. K-04898

Serial No. _____

Serial No. _____

Serial No. _____

permanently affixed to the real property located at

8121 Tingley Lane
Klamath Falls, OR 97603
Klamath
("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,
Summit Funding, Inc.

(Street Address)

(City, State, Zip)

(County)

("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 **March 1, 2024** 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.



LOAN #: KLF2301x509390

WITNESS my hand and seal this 1st day of March, 2024.

Amelia R Black 3/4/24 (Seal)
AMELIA R BLACK DATE

Brian D Black 3/4/24 (Seal)
BRIAN D BLACK DATE

State of OREGON
County of KLAMATH

This record was acknowledged before me on 3/4/24 (date)
by AMELIA R BLACK AND BRIAN D BLACK.

Melissa Renee Cook
Notary Public, State of Oregon

OFFICIAL STAMP
MELISSA RENEE COOK
NOTARY PUBLIC-OREGON
COMMISSION NO. 1022472
MY COMMISSION EXPIRES MARCH 07, 2026



EXHIBIT "A"

PARCEL 1

A tract of land situated in the NW 1/4 NW 1/4 of Section 28, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, being a portion of that tract of land as described in Deed Volume M79, page 4742, Microfilm Records of Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the West line of said Section 28, said point being in Tingley Lane and also being the Northwest corner of said Deed Volume, from which the Northwest corner of said Section 28 bears North 00° 01' 40" East, 859.44 feet; thence South 89° 58' 20" East, 422.00 feet to the Northeast corner of said Deed Volume; thence South 00° 01' 40" West along the East line of said Deed Volume 243.00 feet; thence South 88° 27' 12" West, 422.16 feet to a point on the West line of said Section 28; thence North 00° 01' 40" East, 254.60 feet to the point of beginning.

PARCEL 2

A tract of land situated in the NW 1/4 NW 1/4 of Section 28, Township 39 South, Range 9 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at a point on the West line of said Section 28, said point being in Tingley Lane located South 00° 01' 40" West 829.44 feet from the Northwest corner of said Section 28; thence South 89° 58' 20" East 840.17 feet; thence South 00° 01' 40" West 491 feet, more or less, to the South line of the NW 1/4 NW 1/4 of said Section 28; thence Westerly along the South line of the NW 1/4 NW 1/4 of said Section 28, 840 feet, more or less, to the Southwest corner of said NW 1/4 NW 1/4; thence North 00° 01' 40" East 491.70 feet to the point of beginning.

EXCEPTING THEREFROM the following:

Beginning at a point on the West line of said Section 28, said point being in Tingley Lane and located South 00° 01' 40" West 859.44 feet from the Northwest corner of said Section 28; thence South 89 degrees 58' 20" East 422 feet; thence South 00° 01' 40" West 461 feet, more or less, to the South line of the NW 1/4 NW 1/4 of said Section 28; thence Westerly along the South line of the NW 1/4 NW 1/4 of said Section 28, 422 feet, more or less, to the Southwest corner of said NW 1/4 NW 1/4, thence North 00° 01' 40" East 461.70 feet to the point of beginning.