



201206120033
Skagit County Auditor

6/12/2012 Page 1 of 5 12:55PM

Recording Requested by: LSI
When recorded return to:
East Recording Solutions
700 Cherrington Parkway
Coraopolis, PA 15108

June 8, 2012

Document Title(s)
Limited Power of Attorney
ELS# 13846544

Grantor(s) (Last, first and Middle Initial)
Robert J Bergeson

Legal Description (abbreviated form: i.e. lot, block, plat or section, township, range quarter)
That portion of the North half of the NW Quarter of the SW Quarter of Section 13, twp
34 North, Range 3, East W.M.
Full legal Description on Exhibit A

Assessor's Property Tax Parcel/Account Number
34031300920001
Additional Parcel #'s on page

The Auditor/Recorder will rely on the information provided on this form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein. I am requesting an emergency nonstandard Recording for an additional fee as provided in RCW 36.18.010. I understand that the recording processing requirements May cover up or otherwise obscure some part of the text of the original document.

Signature of Requesting Party

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

FINAL DOCUMENTS T7408-01F

4101 WISEMAN BLVD BDG 108

SAN ANTONIO, TX 78251-4200

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:

17174 THEODORSON LN

Street Address

MOUNT VERNON, WA 98273

("Present Address").

City, State Zip, County

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

USED	2004	FLEETWOOD	BARRINGTON	7664B
New/Used	Year	Manufacturer's Name	Model Name or Model No.	Length x Width
WAFL431A18509		WAFL431B18509	WAFL431C18509	
Serial No.		Serial No.	Serial No.	Serial No.

permanently affixed to the real property located at 17174 THEODORSON LANE

Street Address

MOUNT VERNON, SKAGIT, WA, 98273

("Property Address") and as more

City, County, State Zip

Page 1

Initial: RJB

NMFL # 7110 (MALA) Rev 2/4/2008



201206120033

Skagit County Auditor

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 1, 2012 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 1st day of June 2012

Borrower
ROBERT J. BERGESON

Robert J. Bergeson
Borrower

Witness

Witness

Borrower

Witness

Borrower

Witness

STATE OF Washington)
COUNTY OF Skagit) ss.:

On the 1st day of June in the year 2012
before me, the undersigned, a Notary Public in and for said State, personally appeared
Robert J. Bergeson

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.

Lisa M. Long
Notary Signature

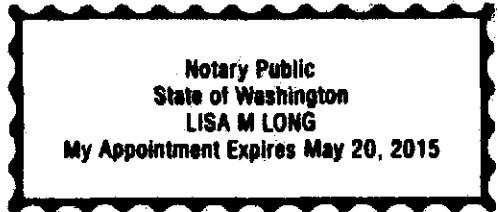
Lisa M. Long
Notary Printed Name

Notary Public, State of Washington

Qualified in the County of Skagit

My Commission expires: 5/20/2015

Official Seal:



Drafted By: COREY DONKERSGOED [] Check if Construction Loan



201206120033
Skagit County Auditor

Loan # : 0291457869

Exhibit A

LEGAL DESCRIPTION

The following described property:

(a) That portion of the North half of the Northwest Quarter of the Southwest Quarter of Section 13, twp: 34 North, Range 3, East W.M., described as follows:

Beginning at a point 549.7 feet South and 620 feet East of the West Quarter corner of said Section, thence South 119 feet, more or less, to the South Line of said North half of the Northwest Quarter of the Southwest Quarter; thence East on the South Line of the North half of the Northwest Quarter of the Southwest Quarter 345 feet; thence North 119 feet, more or less, to a point due East of the point of beginning, thence West 345 feet, more or less, to the point of beginning, except the East 25 feet of the North 15 feet thereof.

Assessor's Parcel No: 34031300920001



201206120033
Skagit County Auditor

6/12/2012 Page

5 of

5 12:55PM