



201807020166

07/02/2018 04:22 PM Pages: 1 of 4 Fees: \$102.00
Skagit County Auditor

Requested by and Return to:
Fidelity National Agency Solutions
6500 Pinecrest Drive, Suite 600
Plano, Tx 75024

COM-WA-03198

**Document Title(s): REAL PROPERTY AND MANUFACTURED HOME
LIMITED POWER OF ATTORNEY**

Grantor(s) : BETTY L YEAGER AKA BETTY YEAGER AND BRITTON WALDEN

Grantee(s) : NATIONS LENDING CORPORATION

Legal Description (Abbreviated form: i.e. lot, block, plat or section, township, range, quarter/quarter)
LOT 19, PLAT OF PRAIRIE ESTATES, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 13
OF PLATS, PAGES 84 AND 85, RECORDS OF SKAGIT COUNTY, WASHINGTON.

SITUATED IN SKAGIT COUNTY, WASHINGTON.

Assessor's Property Tax Parcel/Account Number: P82966

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.

Record and Return to:
Fidelity National Title Group
6500 Pinecrest Drive, Suite 600
Plano, Texas 75024

When recorded, return to:
Nations Lending Corporation
Attn: Final Document Department
4 Summit Park Drive, Suite 200
Independence, OH 44131

LOAN #: 30091804142239
MIN: 1007560-0000479813-2

**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), **Betty L Yeager AKA Betty Yeager AND Britton Walden**

whether one or more, each referred to below as "I" or "me," residing at:
4491 Lois Ln, Sedro Woolley, WA 98284

("Mailing Address").

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

New _____ Used Year 1986 Length 56 Width 26

Make Glen River Homes

Model Name or Model No. Glen River

Ellie Mae, Inc.

Page 1 of 3

BRYANA BY

Initials: *BW*
GMANPRDU 1114
GMANPRLU (CLS)
06/20/2018 09:50 AM PST

LOAN #: 30091804142239

Serial No. GR2721X/Y

Serial No. _____

Serial No. _____

Serial No. _____

permanently affixed to the real property located at

4491 Lois Ln (Street Address)
Sedro Woolley, WA 98284 (City, State, Zip)
Skagit (County)
("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,
Nations Lending Corporation, a Corporation

("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 20, 2018** 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.

Bofy AKA BQ Initials: *BLW*
GMANPRDU 1114
GMANPRLU (CLS)
06/20/2018 09:50 AM PST

LOAN #: 30091804142239

WITNESS my hand and seal this 20th day of June, 2018.

Betty L Yeager AKA Betty Yeager 6-20-18 (Seal)
BETTY L YEAGER AKA BETTY YEAGER DATE

Britton Walden 6-20-18 (Seal)
BRITTON WALDEN DATE

STATE OF WASHINGTON

COUNTY OF SKAGIT SS:

On this day personally appeared before me BETTY L YEAGER AKA BETTY YEAGER AND BRITTON WALDEN to me known to be the individual party/parties described in and who executed the within and foregoing instrument, and acknowledged that he/she/they signed the same as his/her/their free and voluntary act and deed, for the uses and purposes therein mentioned.

GIVEN under my hand and official seal this 20th day of JUNE, 2018.

C D Walker
Notary Public in and for the State of
Washington, residing at Sedro Woolley, WA

My Appointment Expires on 12.13.20

