



20050114000023070 Pg 1/2 14.00
Shelby Cnty Judge of Probate, AL
01/14/2005 10:37:00 FILED/CERTIFIED

Prepared by: Michael L. Riddle
Middleberg, Riddle & Gianna
717 N. Harwood, Suite 2400
Dallas, TX 75201

Recording Requested By and Return To:
GMFS, LLC
7389 FLORIDA BLVD, STE. 200A
BATON ROUGE, LA 70806

Source of Title: Deed Book _____, Page _____

Loan No: 7200011240
Borrower: LARRY RAY DUNN

Data ID: 337

LIMITED POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS, that I, Tab Bisignani
President, of MORTGAGE NOW, INC. ("Company"), acting on behalf
of the Company, have made, constituted, and appointed and by these presents do make, constitute, and
appoint GMFS, LLC ("Assignee") as the Company's true and lawful agent and attorney-in-fact, for the
Company and in the Company's name, place, and stead to execute, endorse, acknowledge, and deliver
such documents and to take whatever action as such attorney-in-fact may deem necessary and appropriate
for the purpose of negotiating, assigning, and transferring from the Company to Assignee mortgage notes,
mortgages, deeds of trust, and other liens pertaining to or affecting the following described real property
located in SHELBY County, ALABAMA:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

which has the address of 2608 DRENNEN PLACE, BIRMINGHAM, ALABAMA 35242. The Company
hereby gives such attorney-in-fact full power and authority to do and perform all and every act and thing
whatever requisite and necessary to be done in connection with the purpose stated herein as fully to all
intent and purposes as the Company might or could do, hereby ratifying and confirming on behalf of
the Company whatever such attorney-in-fact shall or may do by virtue hereof.

Loan No: 7200011240

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This Limited Power of Attorney shall remain in effect for the purpose stated herein until specifically revoked in writing. In the event this Limited Power of Attorney is filed or recorded, such written revocation must be similarly filed or recorded.

IN WITNESS WHEREOF, I have hereunto set my hand this 19th day of NOV, 20 04, in the capacity stated herein.

MORTGAGE NOW, INC.

By: Tab BisignaniIts: Tab Bisignani / President
(Printed Name and Title)STATE OF
COUNTY OF§
§

I, Phyllis J Black, a Notary Public in and for said County in said State, hereby certify that Tab Bisignani whose name as Tab Bisignani of MORTGAGE NOW, INC., An Alabama Corporation, is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he/she, as such officer and with full authority, executed the same voluntarily for and as the act of said entity.

Given under my hand this 19th day of November, 20 04.

Phyllis J Black
Notary Public
PHYLLIS J BLACK
NOTARY AT LARGE
STATE OF ALABAMA
MY COMMISSION EXPIRES: 02/08/05 (Printed Name)

My commission expires: _____

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