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Prepared by and after  
recording mail to:  
Michael D. Nardelli  
United Lender Services Corp.  
2000 Cliff Mine Rd.  
Suite 610  
PITTSBURGH, PA 15275  
(866) 902-7569

325768

**LIMITED POWER OF ATTORNEY**

Parcel No. 16931000001600

I/we, TERRY L VALENTINE & SUSAN VALENTINE, of 1590 Highway 49 COLUMBIANA, AL 35051 & 1590 Highway 49 COLUMBIANA, AL 35051, do hereby irrevocably name Linda Tetzlaw, Carrie Linch, Regina Roby and Chris Kane of United Lender Services Corp., 2000 Cliff Mine Rd. Suite 610 PITTSBURGH, PA 15275 as my true and lawful Attorney-in-Fact. I/we hereby grant Linda Tetzlaw, Carrie Linch, Regina Roby and Chris Kane (hereinafter described as "Attorney-in-Fact") full authority to execute and record in my/our name(s), place and stead, any and all documents, including, but not limited to, applications, Mortgages, Deeds, Deeds of Trust, security instruments, affidavits, certificates or other documents pertaining to the loan(s) made by me/us in favor of ING Bank, FSB, or its assignee(s) to be secured by the parcel of real property commonly known as 1590 Highway 49 COLUMBIANA, AL 35051. My Attorney-in-Fact shall be authorized to execute any and all documents which may be necessary to complete the loan(s) from me/us to ING Bank, FSB, including, but not limited to, any transfer or recording documents required by the County of Shelby and State of AL. This Limited Power of Attorney shall become effective immediately and shall not terminate or otherwise be affected by our subsequent disability or incapacity.

This Limited Power of Attorney is only applicable to Reference/Order Number 7081, Loan Number 8276106 and shall terminate only upon the recording of the appropriate loan documents and when all post-closing matters are fully accomplished.

This Limited Power of Attorney is only applicable to loan(s) made by me/us in favor of ING Bank, FSB, or its assignee(s) to be secured by the parcel of real property commonly known as 1590 Highway 49 COLUMBIANA, AL 35051, said parcel having been assigned tax/parcel ID no.: \_\_\_\_\_.

I/we may revoke this Limited Power of Attorney at any time by providing written notice to my Attorney-in-Fact. However, such revocation shall not be effective as to third parties acting in reliance upon this Limited Power of Attorney if recorded, unless and until the revocation is similarly recorded.

I/we hereby ratify and confirm all actions which have been or may be taken by my/our Attorney-in-Fact which are consistent with the terms of this Limited Power of Attorney. I/we am/are signing this Limited Power of Attorney willingly and as my free and voluntary act for the purposes expressed herein. I am eighteen years of age or older, of sound mind and under no undue constraint or influence.

Terry L Valentine  
TERRY L VALENTINE, Grantor

Susan Valentine  
SUSAN VALENTINE, Grantor

Linda Tetzlaw  
Linda Tetzlaw, Attorney-In-Fact

Date: 2.4.11

Date: 2-14-11

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County in said State, hereby certify that TERRY L VALENTINE & SUSAN VALENTINE whose name(s) is/are signed to the foregoing, and who is/are known to me, acknowledged before me on this day that, being informed of the contents of the foregoing, executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 4th day of February, 2011.

Amanda Wells Swader  
Notary Public

My commission expires:

January 27, 2012

(seal)