

20161115000421000  
11/15/2016 03:35:19 PM  
POA 1/4

WHEN RECORDED, RETURN TO: to:  
FIRST AMERICAN TITLE INSURANCE CO.  
1500 SOLANA BLVD, BLDG. 6 e Loans  
WESTLAKE, TX 76262  
ATTN: RECORDING

Loan Number:  
1610008511

## 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:

113 Rolling Meadows Ln  
Street Address

Vincent, AL, 35178, ("Present Address").  
City, State, Zip

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

<u>1,999</u>	<u>1,999</u>	
New/Used	Year	Manufacturer's Name
<u>Clipper</u>	<u>ALBUS3W09992929AB</u>	<u>64 X 28</u>
Model Name/Model No.	Manufacturer's Serial No.	Length/Width

permanently affixed to the real property located at 113 Rolling Meadows Ln  
Street Address  
, Vincent, Shelby, AL, 35178 City, County, State, Zip ("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 power of substitution, CIS Financial, Services, Inc., dba CIS Home Loans ("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 10/28/2016 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 of 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

28 day of October 2016

John Caldwell, Jr.  
Witness

Robert S. Martin 10.28.16  
Borrower Date

Robert S Martin

Witness

Tracy Martin 10.28.16  
Borrower Date  
Tracy Martin



Borrower

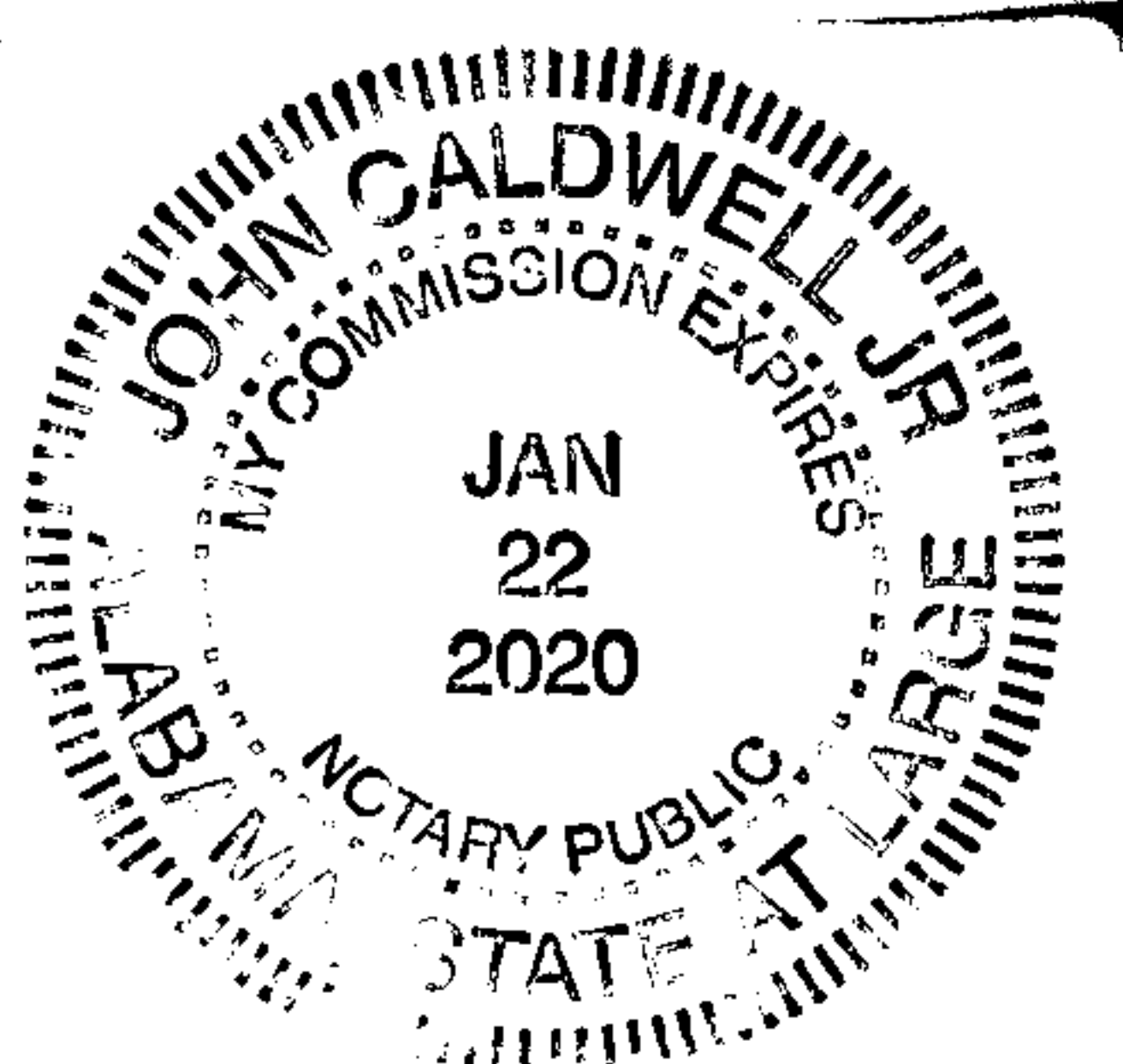
Date

STATE OF AL

COUNTY OF Shelby

)  
) ss.:  
)

On the 28 day of October 2016 in the year 2016 before me, the undersigned, a Notary Public in and for said State, personally appeared Robert S Martin and (if available) Tracy Martin 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.



(Official Seal)

*John Caldwell Jr*  
Notary Signature

John Caldwell, Jr  
Notary Printed Name

Notary Public; State of Alabama

Qualified in the County of Shelby

My Commission Expires: John Caldwell Jr  
My Commission Expires 01/22/2020



**Exhibit "A"**

Real property in the City of **VINCENT**, County of **SHELBY**, State of **Alabama**, described as follows:

**LOT 35, ACCORDING TO THE MAP AND SURVEY OF ROLLING MEADOW ESTATES, AS THE SAME IS FOUND OF RECORD IN MAP BOOK 26, PAGE 93, IN THE PROBATE OFFICE BY SHELBY COUNTY, ALABAMA; BEING SITUATED IN SHELBY COUNTY, ALABAMA.**

**Make: Buccaneer**

**Year:1999**

**Size:28x64**



**Serial#:ALBUS3W09992929AB**

**HUD Labels: NTA972679 and NTA972680**

**eing all of that certain property conveyed to ROBERT S. MARTIN AND TRACY MARTIN FOR AND DURING THEIR JOINT LIVES AND UPON THE DEATH OF EITHER OF THEM, THEN TO THE SURVIVOR OF THEM from WILLIAM T. MIZE AND WIFE ELIZABETH MIZE, A SINGLE MAN, by deed dated JANUARY 14, 2016 and recorded JANUARY 15, 2016 IN INSTRUMENT NO. 20160115000016680 of official records.**

Commonly known as: 113 ROLLING MEADOWS LN, VINCENT, AL 35178

APN #: 07 5 22 1 002 035.000

 **MARTIN**  
**52050772** **4** **AL**  
**FIRST AMERICAN ELS**  
**LIMITED POWER OF ATTORNEY**  




Filed and Recorded  
Official Public Records  
Judge James W. Fuhrmeister, Probate Judge,  
County Clerk  
Shelby County, AL  
11/15/2016 03:35:19 PM  
\$24.00 CHERRY  
20161115000421000

A handwritten signature in black ink, appearing to be "J. W. Fuhrmeister", is written over the official text.