

18- Wells Fargo
X9998-01L
PO BOX 1629
Minneapolis MN 55440-9049

Doc Number: **0829318**

08/22/2013 10:51 AM
OFFICIAL RECORDS
Requested By:
WELLS FARGO BANK

DOUGLAS COUNTY RECORDERS
Karen Ellison - Recorder

Page: 1 of 5 Fee: \$ 18.00
Bk: 0813 Pg: 5947



Deputy ar

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.

March 8, 2013
Date Douglas
Lyon County
Place of Recording

Legal Description:
Tax Parcel Number: 1022-15-002-001
Legal Description at Page 5.

Record and return to:
Wells Fargo Home Mortgage
Attn: Sonja Rivera
2701 Wells Fargo Way
MAC: X9998-01L
Minneapolis, MN 55467

Lot	Block	Plat or Section
Township Range		Quarter / Quarter Section

Instrument Prepared By:
Wells Fargo Home Mortgage
Sonja Rivera
2701 Wells Fargo Way, X9998-01L
Minneapolis, MN 55467

[Signature]
Preparer's Signature

Homeowner/Borrower Name(s):
Michael Lane II

Shannon L Snyder

Borrower #1

Borrower #2

Borrower #3

Borrower #4

ATTENTION COUNTY CLERK: This instrument covers good that are to become fixtures on the Land described herein and is to be filed for record in the records where conveyances of real estate are recorded.

The undersigned borrower(s), whether one or more, each referred to below as "I" or "me," residing at:
3824 Sapphire Road Wellington Lyon Douglas NV 89444

Street or Route City County State Zip Code

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

Used 1993 Fleetwood Spring Hill 61' x 26'
New / Used Year Manufacturer's Name Model Name or Number Length / Width

CDF1P17AB15
Serial Number Serial Number Serial Number Serial Number

Permanently affixed to the real property located at:

3824 Sapphire Road Wellington Lyon Douglas NV 89444
Street or Route City County State Zip Code

("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,

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 6/14/2007 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, (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 Lender 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 Home may not be available or may be inaccurate. The

Manufactured Home 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.

Exhibit "A"
Legal Description

All that certain parcel of land situate in the County of Douglas and State of Nevada, being known and designated as follows:

Being within the West 1/2 of Section 15, Township 10 North, Range 22 East, M.D.M. Douglas County, Nevada, more particularly described as follows: A boundary line adjustment between Lots 1 and 13 of Block "I" as shown on the official map of Topaz Ranch Estates Unit No. 4 filed for record in Book 81 at Page 214 as Document No. 50212, Official Records of Douglas County, Nevada and more particularly described as follows: Commencing at the East corner common to said Lots 1 and 13 as shown on said map which point is the True Point of Beginning; thence along the Easterly and Southerly lines of said Lot 13, South 22° 30' 10" West a distance of 244.01 feet; thence South 67° 29' 50" West a distance of 88.0 feet; thence leaving said Easterly and Northerly lines North 47° 44' 51" West a distance of 75.44 feet; thence North 32° 44' 26" West a distance of 52.87 feet; thence North 30° 04' 24" West a distance of 107.75 feet; thence North 45° 06' 04" West a distance of 196.67 feet; to a point on the Northerly line of aforesaid Lot 1; thence along the Northerly and Easterly lines of said Lot 1 through a curve to the left with a tangent bearing of North 43° 04' 57" East a radius of 265.00 feet, a central angle of 14° 05' 21" and an arc length of 65.16 feet and whose chord bears North 35° 02' 16" East a distance of 65.00 feet; thence South 62° 00' 24" East a distance of 258.59 feet to the True Point of Beginning.

Reference is made to Record of Survey supporting a Boundary Line Adjustment for George E. Metcalf and Grace Kelly filed for record with the Douglas County Recorder on June 29, 1992 in Book 692, Page 5310, Document No. 282148, Official Records Douglas County, Nevada.

Tax/Parcel ID: 1022-15-002-001