

COMMUNITY TITLE COMPANY
FILE NO. L 716.38

94025454

Form A240 **LIMITED POWER OF ATTORNEY**
(With Durable Provision)

TO ALL PERSONS, be it known, that I, Maria Del Rosario Nunez of 1915 Bunker Hill Dr., Irving, Tx. 75061 as Grantor, do hereby make and grant a limited and specific power of attorney to Juan Manuel Nunez, of 1108 W. 148th St. East Chicago, In. 46312 and appoint and constitute said individual as my attorney-in-fact.

My named attorney-in-fact shall have full power and authority to undertake, commit and perform only the following acts on my behalf to the same extent as if I had done so personally; all with full power of substitution and revocation in the presence: (Describe specific authority)

Juan Manuel Nunez, with full power of substitution, is hereby authorized to sign all Real Estate sales papers pertaining to: 1108 W. 148th St., East Chicago, In. 46312

The authority granted shall include such incidental acts as are reasonably required or necessary to carry out and perform the specific authorities and duties stated or contemplated herein.

My attorney-in-fact agrees to accept this appointment subject to its terms, and agrees to act and perform in said fiduciary capacity consistent with my best interests as my attorney-in-fact deems advisable, and thereupon ratify all acts so carried out.

I agree to reimburse my attorney-in-fact all reasonable costs and expenses incurred in the fulfillment of the duties and responsibilities enumerated herein.

Special durable provisions: 4 months

This power of attorney shall not be affected by disability of the Grantor. This power of attorney may be revoked by the Grantor giving notice of revocation to the attorney-in-fact, provided that any party relying in good faith upon this power of attorney shall be protected unless and until said party has either a) actual or constructive notice of revocation, or b) upon recording of said revocation in the public records where the Grantor resides.

Other terms: none

FILED

MAR 23 1994

Signed under seal this 25th day of July, 1994.

Signed in the presence of: Robert S Campbell Robert S. Campbell Maria del Rosario Nunez
Witness Robert S Campbell Grantor Maria del Rosario Nunez
Witness Robert S Campbell Grantor Maria del Rosario Nunez

Witness _____ Attorney-in-Fact _____

State of TEXAS }
County of DALLAS }
On 25th day of July, 1994, before me, ROBERT S CAMPBELL,
appeared MARIA NUNEZ, who personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(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 authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.
Signature Robert S Campbell
ROBERT S/CAMPBELL
Notary Public, State of Texas
My Commission Expires 7/31/96

Affiant Known Produced ID LA DANA 26
Type of ID LA DANA 26 (Seal)



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