

2020-027262

2020 May 19

9:35 AM

STATE OF INDIANA
LAKE COUNTY
FILED FOR RECORD
MICHAEL B BROWN
RECORDER

5

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AFTER RECORDING MAIL TO:

BOSTON NATIONAL TITLE AGENCY LLC

400 ROUSER RD BLDG 2 STE 602

CORAOPOLIS PA 15108



STOP



LIMITED POWER OF ATTORNEY

DOCUMENT TITLE

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JANICE JESCHKE BEALL
BEAVER COUNTY-RECORDER OF DEEDS
810 Third Street, Beaver, PA 15009
Phone (724) 770-4560

FROM
RECORDER OF DEEDS
DEC 03 2019
Janice Jeschke Beall
RECORDER OF DEEDS DL

RECORDING COVER/CERTIFICATION PAGE



Recording:	
Cover Page	2.00
Recording Fee	13.00
Writ Tax	0.50
Record Improvement Fund	5.00
Additional Names	1.50
Reference Fee	2.00

INSTRUMENT #: 3603116

Receipt#: 2019997579
Clerk: GMP
Rec Date: 12/02/2019 01:28:48 PM
Doc Grp: RP
Descrip: POWER OF ATTORNEY
Num Pgs: 4
Rec'd Frm: Boston National Title Agency, LLC

Party1: WELLS FARGO BANK
Party2: BOSTON NATIONAL TITLE AGENCY



**** NOTICE: THIS IS NOT A BILL ****
24.00

Record and Return To:

BOSTON NATIONAL TITLE AGENCY, LLC
129 W. TRADE STREET 9TH FLOOR
CHARLOTTE, NC 28202

I hereby CERTIFY that this document is recorded in the
Recorder of Deeds Office of Beaver County, Pennsylvania



Janice Jeschke Beall

Janice Jeschke Beall
Recorder of Deeds

**PLEASE DO NOT DETACH
THIS PAGE IS NOW PART OF THIS LEGAL DOCUMENT**

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*COVER PAGE MAY NOT INCLUDE ALL DATA, PLEASE SEE INDEX AND DOCUMENT
FOR ANY ADDITIONAL INFORMATION

**RECORD AND RETURN
BOSTON NATIONAL TITLE AGENCY
400 ROUSER RD
CORAOPOLIS PA 15108**

LIMITED POWER OF ATTORNEY

**Document is
NOT OFFICIAL!**

KNOW ALL PERSONS BY THESE PRESENTS:

THAT, WELLS FARGO BANK, N.A. ("Wells Fargo") by these presents does hereby make, constitute and appoint Boston National Title Agency, a Limited Liability Company, by and through the individuals identified on Schedule I attached hereto ("Attorney-in-Fact"), Wells Fargo's true and lawful attorney-in-fact, and hereby grants it authority and power to take, through its duly authorized officers, the Actions (as such term is defined herein) in Wells Fargo's name, place and stead.

As used above, the term "Actions" shall mean and be limited to the following acts, and only as mandated or permitted by federal, state or local laws or other legal requirements or restrictions:

Execute or file any and all documents, and take any and all actions necessary to cause the transfer of all right, title and interest of Wells Fargo in respect of a property acquired by Wells Fargo through a foreclosure or deed in lieu of foreclosure to the U.S. Department of Housing and Urban Development (HUD).

Execute or file any and all documents, and take any and all actions necessary to cause the reconveyance of all right, title and interest of HUD back to Wells Fargo in respect of a property previously conveyed by Wells Fargo to HUD.

With respect to the Actions, Wells Fargo gives to said Attorney-in-Fact full power and authority to execute such instruments and to do and perform all and every act and thing requisite, necessary and proper to carry into effect the power or powers granted by or under this Limited Power of Attorney as fully, to all intents and purposes, as the undersigned might or could do, and hereby does ratify and confirm all that said Attorney-in-Fact shall lawfully do or cause to be done by authority hereof.

The Attorney-in-Fact hereby agrees to indemnify and hold Wells Fargo, harmless from and against any and all liabilities, obligations, losses, damages, penalties, actions, judgments, suits, costs, expenses or disbursements of any kind or nature whatsoever incurred by reason or result of the misuse of this Limited Power of Attorney by the Attorney-in-Fact. The foregoing indemnity shall survive the termination of this Limited Power of Attorney.

This Limited Power of Attorney is entered into and shall be governed by the laws of the State of Iowa without regard to conflicts of law principles of such state and is valid only through March 31, 2021, unless cancelled prior to said date.

[Remainder of page intentionally left blank]

IN WITNESS WHEREOF, Wells Fargo Bank, N.A. has caused these presents to be signed and acknowledged in its name and behalf by Lynn A. Carder, its duly elected and authorized Vice President, and by Tyler N. Smith, its duly elected and authorized Vice President, on this 11th day of March, 2019.

NO CORPORATE SEAL

WELLS FARGO BANK, N.A.

Ashley Pannkuk
Witness: Ashley Pannkuk

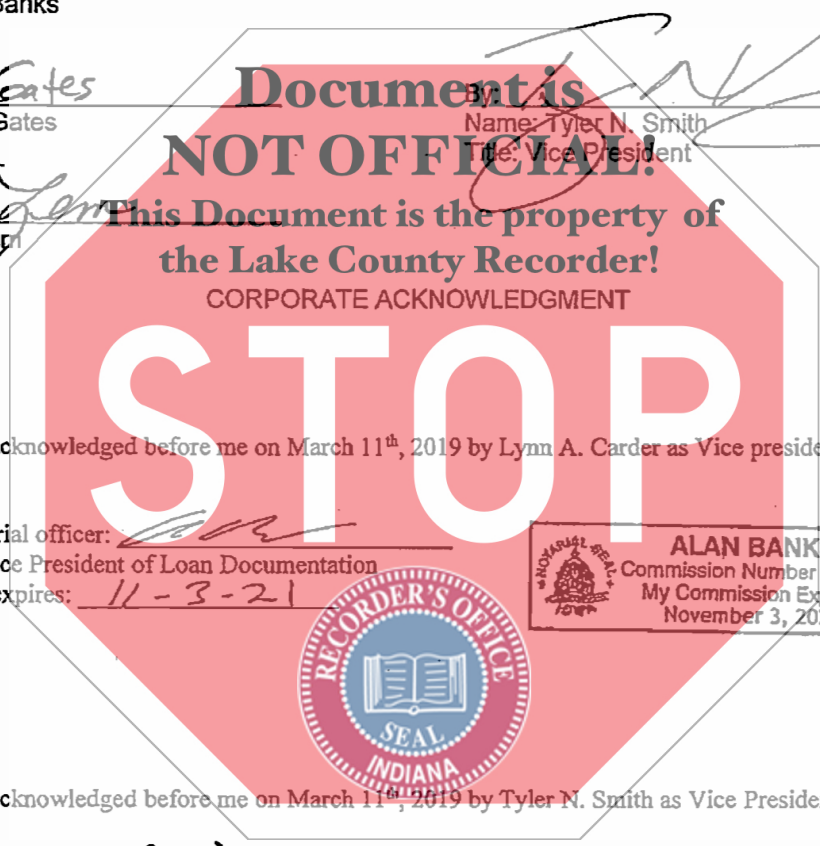
[Signature]
By: _____
Name: Lynn A. Carder
Title: Vice President

[Signature]
Attest: Alan E. Banks

Scott Gates
Witness: Scott Gates

[Signature]
Name: Tyler N. Smith
Title: Vice President

China Lem
Attest: China Lem



State of Iowa
County of Dallas

This record was acknowledged before me on March 11th, 2019 by Lynn A. Carder as Vice president of Wells Fargo Bank, N.A.

Signature of notarial officer: [Signature]
Title of office: Vice President of Loan Documentation
My commission expires: 11-3-21

ALAN BANKS
Commission Number 793019
My Commission Expires
November 3, 2021

State of Iowa
County of Dallas

This record was acknowledged before me on March 11th, 2019 by Tyler N. Smith as Vice President of Wells Fargo Bank, N.A.

Signature of notarial officer: China Lem
Title of office: Vice President of Loan Documentation
My commission expires: 2/10/2020

CHINA LEM
Commission Number 766656
My Commission Expires
February 10, 2020

FROM 1...
RECORDER OF DEEDS
DEC 03 2019
Janice Jaechke Beall DL
RECORDER OF DEEDS

SCHEDULE I

AUTHORIZED SIGNERS OF ATTORNEY-IN-FACT

Jason Bossers

Tracy Suter

Nathan Bossers

Cheryl Bowley

Elaine Braggs



DOCUMENT NO: 256001
RECORDED: April 13, 2020 10:38:00 AM
TOTAL FEES: \$50.00
COUNTY CLERK: MICHELLE S TURNER
DEPUTY CLERK: HEATHER SPARKS
COUNTY: CLARK COUNTY
BOOK: D545 PAGES: 285 - 289 KR