

# NOT AN OFFICIAL DOCUMENT

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03/16/2022 09:41 AM  
TOTAL FEES: 25.00  
BY: SP  
PG #: 6

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
GINA PIMENTEL  
RECORDER

## LIMITED POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS, that Deutsche Bank National Trust Company, a national banking association organized and existing under the laws of the United States, and having its usual place of business at 1761 East St. Andrew Place, Santa Ana, California, 92705, as Trustee (the "Trustee") pursuant to the agreements listed on Exhibit A, attached hereto (the "Agreements"), hereby constitutes and appoints Carrington Mortgage Services, LLC, successor servicer to New Century Mortgage Corporation, as the servicer (the "Servicer"), by and through the Servicer's officers, the Trustee's true and lawful Attorney-in-Fact, in the Trustee's name, place and stead and for the Trustee's benefit, in connection with all mortgage loans serviced by the Servicer pursuant to the Agreement solely for the purpose of performing such acts and executing such documents in the name of the Trustee necessary and appropriate to effectuate the following enumerated transactions in respect of any of the mortgages or deeds of trust (the "Mortgages" and the "Deeds of Trust" respectively) and promissory notes secured thereby (the "Mortgage Notes") for which the undersigned is acting as Trustee for various noteholders (whether the undersigned is named therein as mortgagee or beneficiary or has become mortgagee by virtue of endorsement of the Mortgage Note secured by any such Mortgage or Deed of Trust) and for which Carrington Mortgage Services, LLC, successor servicer to New Century Mortgage Corporation is acting as the Servicer.

This Appointment shall apply only to the following enumerated transactions and nothing herein or in the Agreement shall be construed to the contrary.

1. The modification or re-recording of a Mortgage or Deed of Trust, where said modification or re-recording is solely for the purpose of correcting the Mortgage or Deed of Trust to conform same to the original intent of the parties thereto or to correct title errors discovered after such title insurance was issued; provided that (i) said modification or re-recording, in either instance, does not adversely affect the lien of the Mortgage or Deed of Trust as insured and (ii) otherwise conforms to the provisions of the Agreement.
2. The subordination of the lien of a Mortgage or Deed of Trust to an easement in favor of a public utility company of a government agency or unit with powers of eminent domain; this section shall include, without limitation, the execution of partial satisfactions/releases, partial reconveyances or the execution or requests to trustees to accomplish same.
3. The conveyance of the properties to the mortgage insurer, or the closing of the title to the property to be acquired as real estate owned, or conveyance of title to real estate owned.
4. The completion of loan assumption agreement.

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5. The full satisfaction/release of a Mortgage or Deed of Trust or full conveyance upon payment and discharge of all sums secured thereby, including, without limitation, cancellation of the related Mortgage Note.
6. The assignment of any Mortgage or Deed of Trust and the related Mortgage Note, in connection with the repurchase of the mortgage loan secured and evidenced thereby.
7. The full assignment of a Mortgage or Deed of Trust upon payment and discharge of all sums secured thereby in conjunction with the refinancing thereof, including, without limitation, the assignment of the related Mortgage Note.
8. With respect to a Mortgage or Deed of Trust, the foreclosure, the taking of a deed in lieu of foreclosure, or the completion of judicial or non-judicial foreclosure or termination, cancellation or rescission of any such foreclosure, including, without limitation, any and all of the following acts:
  - a. the substitution of trustee(s) serving under a Deed of Trust, in accordance with state law and the Deed of Trust;
  - b. the preparation and issuance of statements of breach or non-performance;
  - c. the preparation and filing of notices of default and/or notices of sale;
  - d. the cancellation/rescission of notices of default and/or notices of sale;
  - e. the taking of deed in lieu of foreclosure;
  - f. the execution and delivery of surrogate court and estate related documents (i.e. petition applications, affidavits etc.) for the purpose of seeking the appointment of a fiduciary for the estate of any deceased defendant/borrower;
  - g. the commencement of proceedings to evict occupants for non-payment and/or holdover proceedings to evict occupants of the premises; and,
  - h. the preparation and execution of such other documents and performance of such other actions as may be necessary under the terms of the Mortgage, Deed of Trust or state law to expeditiously complete said transactions in paragraphs 8.a. through 8.g. above.
9. With respect to the sale of property acquired through a foreclosure or deed-in lieu of foreclosure, including, without limitation, the execution of the following documentation:

# NOT AN OFFICIAL DOCUMENT

- a. listing agreement;
  - b. purchase and sale agreements;
  - c. grant/warranty/quit claim deeds or any other deed causing the transfer of title of the property to a party contracted to purchase same;
  - d. escrow instructions; and
  - e. any and all documents necessary to effect the transfer of property.
10. The modification or amendment of escrow agreement established for repairs to the mortgaged property or reserves for replacement of personal property.

The undersigned gives said Attorney-in-Fact full power and authority to execute such instruments and to do and perform all and every act and thing necessary and proper to carry into effect the power or powers granted by or under this Limited Power of Attorney as fully as the undersigned might or could do, and hereby does ratify and confirm to all that said Attorney-in-Fact shall be effective as of May 1, 2012.

This appointment is to be construed and interpreted as a limited power of attorney. The enumeration of specific items, rights, acts or powers herein is not intended to, nor does it give rise to, and it is not to be construed as a general power of attorney.

Nothing contained herein shall (i) limit in any manner any indemnification provided by the Servicer to the Trustee under the Agreement, or (ii) be construed to grant the Servicer the power to initiate or defend any suit, litigation or proceeding in the name of Deutsche Bank National Trust Company except as specifically provided for herein. If the Servicer receives any notice of suit, litigation or proceeding in the name of Deutsche Bank National Trust Company then the Servicer shall promptly forward a copy of same to the Trustee.

This limited power of attorney is not intended to extend the powers granted to the Servicer under the Agreement or to allow the Servicer to take any action with respect to Mortgages, Deeds of Trust or Mortgage Notes not authorized by the Agreement.

The Servicer hereby agrees to indemnify and hold the Trustee and its directors, officers, employees and agents 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 or in connection with the exercise by the Servicer of the powers granted to it hereunder. The foregoing indemnity shall survive the termination of this Limited Power of Attorney and the Agreement or the earlier resignation or removal of the Trustee under the Agreement.

This Limited Power of Attorney is entered into and shall be governed by the laws of the State of New York, without regard to conflicts of law principles of such state.

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Third parties without actual notice may rely upon the exercise of the power granted under this Limited Power of Attorney; and may be satisfied that this Limited Power of Attorney shall continue in full force and effect and has not been revoked unless an instrument of revocation has been made in writing by the undersigned.

IN WITNESS WHEREOF, Deutsche Bank National Trust Company, as Trustee for the Agreements, has caused its corporate seal to be hereto affixed and these presents to be signed and acknowledged in its name and behalf by a duly elected and authorized signatory this 1<sup>st</sup> day of May, 2012.

Deutsche Bank National Trust Company, as Trustee for the Agreements

By: \_\_\_\_\_  
Name: Ronaldo Reyes  
Title: Vice President

Prepared by: \_\_\_\_\_  
Name: Valch Bashkian

Witness:  
\_\_\_\_\_  
Name: Hang Luu

Witness:  
\_\_\_\_\_  
Name: Gisselle Picard

I affirm, under the penalties of perjury, that I have taken reasonable care to redact each Social Security number in this document unless required by law: RONALDO REYES

This instrument was prepared by: RONALDO REYES VP DEUTSCHE BANK NATIONAL TRUST COMPANY 1761 EAST ST. ANDREW PLACE, SANTA ANA, CALIFORNIA 92705

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State of California}  
County of Orange}

On May 1, 2012, before me, Rosa Mendez Notary Public, personally appeared **Ronaldo Reyes**, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

Witness my hand and official seal.



Notary signature



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## EXHIBIT A

	Trust Name	Servicing Agreement
1	Carrington Mortgage Loan Trust, Series 2004-NC1 Asset Backed Pass-Through Certificates	Pooling & Servicing Agreement, dated and effective as of May 1, 2004, among Citigroup Mortgage Loan Trust, Inc., as Depositor, New Century Mortgage Corporation predecessor in interest to Carrington Mortgage Services, LLC, as Servicer, and Deutsche Bank National Trust Company, as Trustee.
2	Carrington Mortgage Loan Trust, Series 2004-NC2 Asset Backed Pass-Through Certificates	Pooling & Servicing Agreement, dated and effective as of September 1, 2004, among Citigroup Mortgage Loan Trust, Inc., as Depositor, New Century Mortgage Corporation predecessor in interest to Carrington Mortgage Services, LLC, as Servicer, and Deutsche Bank National Trust Company, as Trustee.
3	Carrington Mortgage Loan Trust, Series 2005-NC1 Asset Backed Pass-Through Certificates	Pooling & Servicing Agreement, dated and effective as of February 1, 2005, among Citigroup Mortgage Loan Trust, Inc., as Depositor, New Century Mortgage Corporation predecessor in interest to Carrington Mortgage Services, LLC, as Servicer, and Deutsche Bank National Trust Company, as Trustee.
4	Carrington Mortgage Loan Trust, Series 2005-NC2 Asset Backed Pass-Through Certificates	Pooling & Servicing Agreement, dated and effective as of May 1, 2005, among Bear Stearns Asset Backed Securities, LLP, as Depositor, New Century Mortgage Corporation predecessor in interest to Carrington Mortgage Services, LLC, as Servicer, and Deutsche Bank National Trust Company, as Trustee.
5	Carrington Mortgage Loan Trust, Series 2005-NC3 Asset Backed Pass-Through Certificates	Pooling & Servicing Agreement, dated and effective as of June 1, 2005, among Citigroup Mortgage Loan Trust, Inc., as Depositor, New Century Mortgage Corporation predecessor in interest to Carrington Mortgage Services, LLC, as Servicer, and Deutsche Bank National Trust Company, as Trustee.
6	Carrington Home Equity Loan Trust, Series 2005-NC4 Asset-Backed Pass-Through Certificates	Pooling & Servicing Agreement, dated and effective as of August 1, 2005, among Stanwich Asset Acceptance Company, L.L.C., as Depositor, New Century Mortgage Corporation predecessor in interest to Carrington Mortgage Services, LLC, as Servicer, and Deutsche Bank National Trust Company, as Trustee.
7	Carrington Mortgage Loan Trust, Series 2005-NC5 Asset-Backed Pass-Through Certificates	Pooling & Servicing Agreement, dated and effective as of October 1, 2005, among Stanwich Asset Acceptance Company, L.L.C., as Depositor, New Century Mortgage Corporation predecessor in interest to Carrington Mortgage Services, LLC, as Servicer, and Deutsche Bank National Trust Company, as Trustee.
8	Carrington Mortgage Loan Trust, Series 2005-FRE1 Asset-Backed Pass-Through Certificates	Pooling & Servicing Agreement, dated and effective as of October 31, 2005, among Stanwich Asset Acceptance Company, L.L.C., as Depositor, New Century Mortgage Corporation predecessor in interest to Carrington Mortgage Services, LLC, as Servicer, and Deutsche Bank National Trust Company, as Trustee.