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0930947004

Doc#: 0930947004 Fee: \$48.25
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 11/05/2009 09:28 AM Pg: 1 of 6

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WHEN RECORDED MAIL TO:

Service Link
4000 Industrial Blvd.
Aliquippa, PA 15001
1-800-439-5451
1858730

LIMITED POWER OF ATTORNEY

Grantor:
WILMINGTON TRUST COMPANY

Grantee:
LITTON LOAN SERVICING LP

Property of Cook County Clerk's Office

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UNOFFICIAL COPY*Prepared By***RECORDING REQUESTED BY**
AND WHEN RECORDED MAIL TO:**LITTON LOAN SERVICING LP****4828 Loop Central Drive****Houston, Texas 77081****Attn: Alison S. Walas****Prepared By:***Kemp***POWER OF ATTORNEY**

KNOW ALL MEN BY THESE PRESENTS, that the undersigned, **WILMINGTON TRUST COMPANY**, having its main office at 1100 North Market St., Wilmington, DE 19890 (the "Trustee"), hereby **appoints Litton Loan Servicing LP**, to be the Trustee's true and lawful Attorney-in-Fact (the "Attorney") to act in the name, and on behalf, of the Trustee with power to do only the following in connection with that Pooling and Servicing Agreement among Citigroup Mortgage Loan Trust Inc., (the "Depositor"), Credit-Based Asset Servicing and Securitization LLC (the "Sponsor"), Litton Loan Servicing LP (the "Servicer"), and Wilmington Trust Company as successor to JPMorgan Chase Bank, National Association, as Trustee (the "Trustee"), dated as of March 1, 2006 (the "Pooling and Servicing Agreement") on behalf of the Trustee:

1. The modification or re-recording of a Mortgage or Deed of Trust, where said modification or re-recordings is 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 and said modification or re-recording, in either instance, does not adversely affect the lien of the Mortgage or Deed of Trust as insured.
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.

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4. The completion of loan assumption agreements and modification agreements.

5. The full or partial 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 recession of 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 a deed in lieu of foreclosure; and

f. 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.e., above; and

9. to execute any other documents referred to in the above-mentioned documents or that are ancillary or related thereto or contemplated by the provisions thereof; and

to do all things necessary or expedient to give effect to the aforesaid documents including, but not limited to, completing any blanks therein, making any amendments, alterations and additions thereto, to endorse which may be considered necessary by the Attorney, to endorse on behalf of the Trustee all checks, drafts and/or negotiable instruments made payable to the Trustee in respect of the documents, and executing such other documents as may be considered by the Attorney necessary for such purposes.

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This Power of Attorney is effective for one (1) year from the date hereof or the earlier of (i) revocation by the Trustee, (ii) the Attorney shall no longer be retained on behalf of the Trustee or an affiliate of the Trustee; or (iii) the expiration of one year from the date of execution.

The authority granted to the attorney-in-fact by the Power of Attorney is not transferable to any other party or entity.

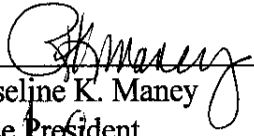
This Agreement shall be governed by, and construed in accordance with, the laws of the State of New York without regard to its conflicts of law principles.

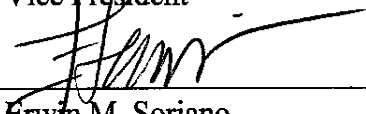
All actions heretofore taken by said Attorney, which the Attorney could properly have taken pursuant to this Power of Attorney, be, and hereby are, ratified and affirmed.


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IN WITNESS WHEREOF, Wilmington Trust Company, as successor to JPMorgan Chase Bank, National Association, as Trustee for the C-BASS Mortgage Loan Asset-Backed Certificates, Series 2006-CB3, pursuant to that Pooling and Servicing Agreement among the Depositor, the Servicer, the Seller and the Trustee, dated as of March 1, 2006, and these present to be signed and acknowledged in its name and behalf by Roseline K. Maney its duly elected and authorized Vice President this 20th day of July, 2009.

Wilmington Trust Company, as successor to JPMorgan Chase Bank, National Association, as Trustee for the C-BASS Mortgage Loan Asset-Backed Certificates, Series 2006-CB3

By: 
Name: Roseline K. Maney
Title: Vice President

Witness: 
Name: Erwin M. Soriano


Witness: 
Name: Jessica L. A. Williams

STATE OF Delaware
COUNTY OF New Castle

§
§
§

Personally appeared before me the above-named Roseline K. Maney known or proved to me to be the same person who executed the foregoing instrument and to be the Vice President of **Wilmington Trust Company, as successor to JPMorgan Chase Bank, National Association, as Trustee for the C-BASS Mortgage Loan Asset-Backed Certificates, Series 2006-CB3**, and acknowledged that they executed the same as their free act and deed and the free act and deed of the Trustee.

Subscribed and sworn before me this 20th day of July, 2009.


NOTARY PUBLIC Susanne M Gula
My Commission expires: 11-21-2009

SUSANNE M. GULA
Notary Public - State of Delaware
My Comm. Expires Nov. 21, 2009

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Exhibit "A" Legal Description

UNIT NO. 5463R11-2 TOGETHER WITH A PERPETUAL AND EXCLUSIVE EASEMENT IN AND TO GARAGE UNIT No. G5483RB-2 AS DELINEATED ON A PLAT OF SURVEY OF A PARCEL OF LAND BEING A PART OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 24, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN (HEREINAFTER REFERRED TO AS "DEVELOPMENT PARCEL") WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY CENTRAL NATIONAL BANK IN CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED MAY 1, 1976 AND KNOWN AS TRUST NO. 21711 RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, ON MARCH 25, 1977 AS DOCUMENT 23863582, AS AMENDED FROM TIME TO TIME, TOGETHER WITH A PERCENTAGE OF COMMON ELEMENTS APPURTENANT TO SAID UNITS AS SET FORTH IN SAID DECLARATION, AS AMENDED FROM TIME TO TIME, WHICH PERCENTAGE SHALL AUTOMATICALLY CHANGE IN ACCORDANCE WITH AMENDED DECLARATIONS AS SAME ARE FILED OF RECORD PURSUANT TO SAID DECLARATION AND TOGETHER WITH ADDITIONAL COMMON ELEMENTS AS SUCH AMENDED DECLARATIONS ARE FILED OF RECORD IN THE PERCENTAGES SET FORTH, IN SUCH AMENDED DECLARATIONS WHICH PERCENTAGES SHALL AUTOMATICALLY BE DEEMED TO BE CONVEYED EFFECTIVE ON THE RECORDING OF SUCH AMENDED DECLARATIONS THROUGH CONVEYED HEREBY.

Tax ID: 07-24-302016-1126

Clerk's Office