

UNOFFICIAL COPY

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201100067516

POA 1/2

When Recorded Mail To:

MGC Mortgage, Inc.
7195 Dallas Parkway
Plano, TX 75024



Doc#: 1127919014 Fee: \$62.00

Eugene "Gene" Moore

Cook County Recorder of Deeds

Date: 10/06/2011 09:32 AM Pg: 1 of 3

LIMITED POWER OF ATTORNEY

(3)

From time to time LNV Corporation ("LNV") may permit MGC Mortgage, Inc. to service certain residential mortgage loans owned by LNV with an unpaid principal balance of less than \$1 million (the "Mortgage Loans"). In order to facilitate such servicing, LNV hereby constitutes and appoints Kent Twitchell, Senior Vice President, Beal Service Corporation, (provided that such person continues to hold such corporate office), as its true and lawful attorney-in-fact, and in its name, place and stead and for its use and benefit, to execute and acknowledge all documents for the purpose of (i) procuring, preparing, completing and recording any mortgage, deed of trust or similar security instrument ("Mortgage") and any assignment of Mortgage or reconveyance or release instrument which is required (a) for the proper servicing of the related Mortgage Loan or otherwise necessary to cure any defect in the chain of title, (b) to ensure that record title to the Mortgage Loan vests in LNV or LNV's designee, and (c) for any other transfer of record title which is required with respect to the Mortgage Loans or the underlying security interest related to each Mortgage Loan; (ii) ensuring that each promissory note related to each Mortgage Loan has been properly endorsed to LNV or LNV's designee; (iii) curing any defects associated with any other document or instrument with respect to a Mortgage Loan related to the servicing thereof; (iv) pursuing, prosecuting and defending foreclosures (or other comparable conversions to ownership), ejectments, evictions, bankruptcies, suits and other related matters with respect to properties subject to the Mortgage Loans (the "Mortgage Properties"); (v) executing, without recourse of any kind to LNV, all deeds, tax declarations, certificates and any other documents or instruments necessary, appropriate or required to list, sell, transfer and assign Mortgage Properties acquired by LNV either by foreclosure or by deed in lieu of foreclosure; (vi) taking such further actions as are deemed necessary or required to service, administer and enforce the terms of the Mortgage Loans; and (vii) endorsing checks, drafts and other evidences of payment made payable to LNV regarding the Mortgage Loans.

The undersigned gives to said attorney-in-fact full power and authority to execute such instruments and to do and perform all things 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, as if the undersigned were personally present. This Limited Power of Attorney is executed and is effective as of this 3rd day of February 2011, and expires on the first anniversary date thereafter.

Any photocopy or other reproduction of this Limited Power of Attorney may be used, accepted and relied upon in lieu of the original hereof for the purpose of recording, filing or otherwise.

LNV Corporation

WITNESS

WITNESS

By: [Signature]
Name: Jacob Cherner
Title: Executive Vice President

By: [Signature]
Name: Stephen J. Costas
Title: General Counsel

By: [Signature]
Name: Cameron Winfrey
Title: Counsel

STATE OF TEXAS)
COUNTY OF COLLIN)

On this 3rd day of February in the year 2011 before me, Terri S. Weiss, a Notary Public of said state, duly commissioned and sworn, personally appeared Jacob Cherner, Stephen J. Costas and Cameron Winfrey, known to me (or proved to me on the basis of satisfactory evidence) to be the persons who executed the within instrument on behalf of LNV Corporation.

IN WITNESS WHEREOF, I have hereunto set my hand and affirmed my official seal the day and year in this certificate first above written.



[Signature]
Notary Public

Recorded
COLLINGTON
Doc#: 1127919014
Dt/tm Recorded: 04/27/2011 01:35:00pm
Total fees: 17.00 Tax: 0.00
Clerk name: SAMANTHA W. JOHNSON

GABRIELLE SUMME
KENTON COUNTY CLERK
POWER OF ATTORNEY
C-4557/ 302 3 pg
11 04 27 059 00197

S N
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INT

[Signature]

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Property of Cook County Clerk's Office

Filed and Recorded
Official Public Records
John F. Warren, County Clerk
Dallas County, TEXAS
03/15/2011 11:09:19 AM
\$16.00



A handwritten signature in black ink, appearing to be "JFW".

201100067516

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Property of Cook County, Ill

STATE OF KENTUCKY
COUNTY OF KENTON, Ky

I, Gabrielle Summe, Kenton County Clerk, do hereby certify that the foregoing is a true and correct copy of the original on record in book 4557, page 307 of the Kenton County Clerk's Office.

Given under my hand and official seal, this 27 day of APRIL, 20 11.

Gabrielle Summe, Clerk

By Johnson

THE STATE OF TEXAS
COUNTY OF DALLAS

I hereby certify that the above and foregoing is a full, true, and correct photographic copy of the original record now in my legal custody and possession, filed on the date stamped thereon and as the same is recorded in the Recorder's Records in my office under the volume and page or instrument # stamped thereon.
I hereby certify on

APR 20 2011



COUNTY CLERK, Dallas County, Texas

By Johnson Deputy