

# UNOFFICIAL COPY

Doc#. 2320525194 Fee: \$107.00

Karen A. Yarbrough

Cook County Clerk

Date: 07/24/2023 04:01 PM Pg: 1 of 6

AFTER RECORDING, MAIL TO:  
SARUEN TITLE, LLC  
1030 W HIGGINS RD.  
SUITE 365  
PARK RIDGE, IL 60068

1063 2320525194

Above Space for Recorder's Use Only

Certified Copy of Limited Power of Attorney

\*\*page is being affixed to provide space for recording information

Return To: *prepared by*  
Allodial Title LLC, Gail C. Hersh  
1555 Lake Shore Drive  
Columbus, OH 43204

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## Electronically Certified Official Record

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### Document Information

**Agency Name:** Hillsborough Clerk of Circuit Court and Comptroller  
**Clerk of the Circuit Court:** The Honorable Cindy Stuart  
**Date Issued:** 6/15/2023 2:17:15 PM  
**Unique Reference Number:** BAA-FBB-BCAFH-JIEGCBJJBIJHGEGJBHJA-CCCGDG-I  
**Certification ID:** 98462199189764691790  
**Requesting Party Code:** 511  
**Requesting Party Reference:** 34228153

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### CERTIFICATION

Pursuant to Sections 90.955(1) and 90.902(1), Florida Statutes, and Federal Rules of Evidence 901(a), 901(b)(7), and 902(1), the attached document is electronically certified by The Honorable Cindy Stuart, Hillsborough County Clerk of the Circuit Court and Comptroller, to be a true and correct copy of an official record or document authorized by law to be recorded or filed and actually recorded or filed in the office of the Hillsborough County Clerk of the Circuit Court. The document may have redactions as required by law.

### HOW TO VERIFY THIS DOCUMENT

This document contains a Unique Reference Number for identification purposes and a tamper-evident seal to indicate if the document has been tampered with. To view the tamper-evident seal and verify the certifier's digital signature, open this document with Adobe Reader software. You can also verify this document by scanning the QR code or visiting <https://www.Clerkecertify.com/VerifyImage>.

**\*\*The web address shown above contains an embedded link to the verification page for this particular document.**

\*If you are a person with a disability who needs an accommodation, you are entitled, at no cost to you, to the provision of certain assistance. To request such an accommodation please contact the Clerk's ADA Coordinator within seven working days of the date the service is needed; if you are hearing or voice impaired, call 711.

Clerk of Court & Comptroller's Office ADA Coordinator  
601 E. Kennedy Blvd., Tampa, FL 33602  
Phone: (813) 276-8100, extension 4347  
Email: [recording@hillsclerk.com](mailto:recording@hillsclerk.com)



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Instrument #: 2022436858, Pg 1 of 3, 9/7/2022 10:06:25 AM Deputy Clerk: O Cindy Stuart, Clerk of the Circuit Court Hillsborough County

Document drafted by and  
When recorded, return to:  
MFResidential Assets I, LLC  
One Vanderbilt Avenue, 48th Fl  
New York, NY 10017

## LIMITED POWER OF ATTORNEY

**Wilmington Trust, National Association**, not in its individual capacity, but solely as trustee (in such capacity, the "**Trustee**") of each of the following Delaware statutory trusts:

MFRA Trust 2014-1  
MFRA Trust 2014-2  
MFRA Trust 2015-1  
MFRA Trust 2015-2 and  
MFRA Trust 2016-1

(collectively, the "**Trusts**" and each, individually, a "**Trust**"), hereby grants to **Radian Real Estate Management, LLC ("Radian")**, this limited power of attorney (this "**LPOA**") in connection with Radian's responsibility to manage certain REO properties owned by the Trusts.

The Trustee of each of the Trusts hereby constitutes and appoints Radian as its true and lawful Attorney-in-Fact, acting in the name and stead of the Trustee of such Trust, to execute and acknowledge in writing or by facsimile stamp, by and through any officer appointed by Radian, all documents customarily and reasonably necessary and appropriate for the tasks enumerated below (the "**Enumerated Tasks**") with respect to the REO properties owned by the Trustee of such Trust and managed by Radian; *provided, however*, that: (a) all actions taken pursuant to this LPOA must be in accordance with applicable federal, state and local laws and procedures; and (b) no power is granted hereunder to take any action that would be adverse to the interests of such Trusts or any of them, as the case may be.

The Enumerated Tasks are as follows:

1. Demand, sue for, recover, collect and receive each and every sum of money, debt, account and interest (which now is, or hereafter shall become, due and payable) belonging to or claimed by such Trust, and to use or take any lawful means for recovery by legal process or otherwise, including but not limited to the preparation and issuance of statements of breach and/or notices of default, evicting tenants (to the extent allowed by applicable federal, state or local law), actions for temporary restraining orders, injunctions, suits for waste, fraud and any and all other tort and/or contract claims and verifications in support thereof, as may be necessary or advisable in any bankruptcy action, or other state or federal suit or action.
2. Execute and/or file such documents and take such other action as is proper and necessary to defend such Trust in litigation and to resolve any litigation where Radian has an obligation to defend such Trust, including but not limited to dismissal, termination, cancellation, rescission and settlement.
3. Transact business of any kind regarding the REO properties owned by such Trust and managed by Radian as such Trust's act and deed.

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4. Execute, complete, indorse or file bonds, notes, mortgages, deeds of trust and other contracts, agreements and instruments regarding the REO properties owned by such Trust and managed by Radian, including but not limited to the execution of estoppel certificates, financing statements, continuation statements, releases, satisfactions, assignments, waivers, consents, amendments, subordination agreements, property adjustment agreements, management agreements, listing agreements, purchase and sale agreements and execution of deeds and associated instruments, if any, conveying the REO properties owned by such Trust and managed by Radian, in the interest of such Trust.
5. Endorse on behalf of the applicable Trust all checks, drafts and/or other negotiable instruments made payable to such Trust.
6. Execute any document or perform any act in connection with the administration of any casualty or property policy, hazard, flood or other insurance claim in connection with REO properties owned by such Trust and managed by Radian.
7. Grant an easement upon the REO properties owned by such Trust and managed by Radian in favor of a public utility company or a government agency or other governmental unit with powers of eminent domain.
8. Execute and deliver any documentation with respect to the sale, maintenance, preservation, renovation, repair, demolition or other disposition, of the REO properties owned by such Trust and managed by Radian including, without limitation: permits, remediation plans or agreements, certifications, compliance certificates, health and safety certifications, listing agreements; purchase and sale agreements; grant deeds causing the transfer of title of such REO properties to a party contracted to purchase same; and escrow instructions and any and all other documents necessary to effect the transfer of such REO properties.
9. To do any act that the such Trust can do with a bank or other financial institution as is reasonably necessary for Radian to open, maintain or close bank accounts for any security deposits required by the lease terms for any REO property owned by such Trust and managed by Radian and the making of deposits and withdrawals thereon and therefrom.

Radian hereby agrees to indemnify and hold the Trustee and each Trust and each of their respective directors, officers, employees, managers 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 as a result of, or in connection with, any negligence or misuse of authority by Radian in its exercise of the powers granted to it hereunder. The foregoing indemnity shall survive the termination of this LPOA.

Notwithstanding anything to the contrary contained or implied herein, the Trustee of each Trust shall not in any way be precluded from acting on its own behalf as it deems necessary.

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If any provisions of this LPOA shall be held invalid, illegal, or unenforceable, the validity, legality or enforceability of the other provisions hereof shall not be affected thereby. This LPOA is entered into and shall be governed by and construed by the laws of the State of New York without regard to conflicts of law principles of such state (except for Section 5-1401 of the New York General Obligations Law which shall govern).

Third parties without actual notice may rely upon the power granted under this LPOA, upon the exercise of such power by the Attorney-in-Fact, that all conditions precedent to such exercise of power have been satisfied and that this LPOA has not been revoked unless an instrument of revocation has been recorded.

IN WITNESS WHEREOF, the Trustee has caused these presents to be signed and acknowledged in its name and behalf by a duly elected and authorized signatory this 15th day of July, 2021.

WILMINGTON TRUST, NATIONAL ASSOCIATION, not in its individual capacity but solely as trustee for each of MFRA Trust 2014-1, MFRA Trust 2014-2, MFRA Trust 2015-1, MFRA Trust 2015-2 and MFRA Trust 2016-1

By: [Signature]  
Name: Jacob Stapleford  
Banking Officer

Name of Witness: Lester E. Hendrix

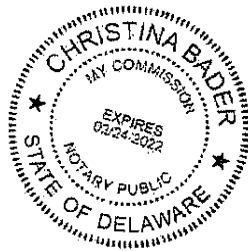
Name of Witness: Brendan McCloskey

STATE OF DELAWARE, COUNTY OF NEW CASTLE, ss.:

On July 15, 2021, before me, the undersigned, a Notary Public in and for said State, personally appeared Jacob Stapleford, Authorized Signatory of the Trustee, 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.

Christina Bader  
Christina Bader, Notary Public  
My commission expires:



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## Legal Description

LOT 9 IN BLOCK 4 IN JOHN J. RUTHERFORD'S FOURTH ADDITION TO MONT CLARE, BEING A, SUBDIVISION OF THE WEST 1/2 OF THE WEST 1/2 OF THE SOUTHWEST FRACTION -QUARTER OF FRACTIONAL SECTION 24, (SOUTH OF INDIAN BOUNDARY LINE) TOWNSHIP 40 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

### FOR INFORMATIONAL PURPOSES ONLY:

Address: 3436 N. Orange Ave., Chicago, IL 60634

PIN #: 12-24-309-029-0000

PIN #:

PIN #:

Township: Jefferson

Property of Cook County Clerk's Office