

LINCOLN COUNTY, NV

2023-163679

\$37.00

Rec:\$37.00

01/26/2023 09:21 AM

LAWYERS TITLE OF NEVADA CHARLESTONPgS=3 AE

OFFICIAL RECORD

AMY ELMER, RECORDER

RECORDING REQUESTED BY:

Commonwealth Land Title

WHEN RECORDED MAIL TO:

Lawyers Title Company

Attn: Melissa Gurley

3480 Vine Street, Suite 110
Riverside, CA 92507

SPACE ABOVE FOR RECORDER USE ONLY

LIMITED POWER OF ATTORNEY

Title of Document

LIMITED POWER OF ATTORNEY TO EXECUTE DOCUMENTS

FEDERAL NATIONAL MORTGAGE ASSOCIATION A/K/A FANNIE MAE, a corporation organized and existing under the laws of the United States of America, having an office for the conduct of business at 5600 Granite Parkway, Plano, TX 75024, constitutes and appoints Lawyers Title Company, organized under the laws of the state of California, with an office for the conduct of business at 3480 Vine Street, Suite 100, Riverside, California 92507, as its true and lawful Attorney-in-Fact, and in its name, place, and stead and for its use and benefits, to do all things, execute, endorse, and acknowledge all documents customary and reasonably necessary and appropriate for the escrow or closing of sales and the conveyance of real properties or co-op properties owned by Fannie Mae. Such powers shall include, but are not limited to, the following:

1. Deeds transferring the real property and improvements owned by Fannie Mae;
2. Settlement/Closing Statements;
3. Affidavits and Indemnifications as to Debts and Liens;
4. Tax Proration Agreements;
5. Seller's Affidavits and Agreements;
6. Errors and Omissions Correction Agreements; and
7. Execution of any other approved document as directed by Fannie Mae.

The rights, powers, and authority of the Attorney-in-Fact to exercise the rights and powers herein granted shall commence and be in full force and effect until the first to occur of the following:

- 1. December 31, 2025; or
- 2. the execution and recording of a Termination of Limited Power of Attorney by Fannie Mae of such rights, powers, and authority.

EXECUTED this 8th Day of December 2022.

FEDERAL NATIONAL MORTGAGE ASSOCIATION A/K/A FANNIE MAE

[Signature]

David Moon, Witness

[Signature]

John Thibaudeau, Vice President

ATTEST:

[SEAL]

[Signature]

Claudia Cavaliere, Witness

[Signature]

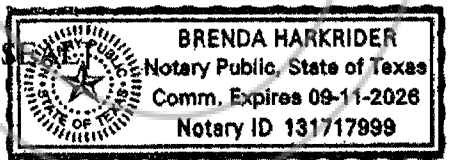
Colleen Ballard, Assistant Secretary

ACKNOWLEDGMENT

STATE OF TEXAS

COUNTY OF COLLIN

On this 8th Day of December 2022 before me appeared John Thibaudeau and Claudia Cavaliere, to me personally known, whose names are subscribed to the foregoing instrument and who, being by me duly sworn, did say that they are, respectively, the Vice President and Assistant Secretary of Federal National Mortgage Association, a/k/a Fannie Mae, a corporation organized and existing under the laws of the United States, having its principal office in the City of Washington, District of Columbia, and that the seal affixed to said instrument is the corporate seal of said corporation by authority of its board of directors, and said Vice President and Assistant Secretary acknowledged said instrument to be the free act and deed of said corporation.



[Signature]
Notary Public