



Skagit County Auditor
7/21/2014 Page

1 of 13 10:35AM
\$134.00

Return Address:

Indecomm Global Services
2925 Country Drive
St. Paul, MN 55117

Please print or type information **WASHINGTON STATE RECORDER'S Cover Sheet** (RCW 65.04)

Document Title(s) (or transactions contained therein): (all areas applicable to your document **must** be filled in) **MANUFACTURED HOME AFFIDAVIT OF AFFIXATION**

Rec 3rd

Reference Number(s) of related Documents:

Additional reference #'s on page _____ of document

Grantor(s) (Last name, first name, initials)

LOFTON, JOHN L

Additional names on page _____ of document.

Grantee(s) (Last name first, then first name and initials)

NATIONSTAR MORTGAGE LLC

Additional names on page _____ of document.

Trustee

Legal description (abbreviated: i.e. lot, block, plat or section, township, range)

PTN LT 10, BLK 8, RESERVE ADD

Additional legal is on page 13 of document.

Assessor's Property Tax Parcel/Account Number

P115691/4136-008-006-0000

Assessor Tax # not yet assigned

The Auditor/Recorder will rely on the information provided on the form. The staff will not read the document to verify the accuracy or completeness of the indexing information provided herein. USR / 79453106

I am requesting an emergency nonstandard recording for an additional fee as provided in RCW 36.18.010. I understand that the recording processing requirements may cover up or otherwise obscure some part of the text of the original document.

Signature of Requesting Party

CHOR XIONG

After Recording Return To:
NATIONSTAR MORTGAGE LLC
350 HIGHLAND DRIVE
LEWISVILLE, TX 75067

59071253-2576402

70453106 Rec 3rd

MANUFACTURED HOME AFFIDAVIT OF AFFIXATION

BEFORE ME, the undersigned authority, a Notary Public in and for said State and County, on this day personally appeared the undersigned who, after having been first duly sworn by me, upon oath according to law, deposed and said:

1. On or about June 25, 2014, JOHN L LOFTON ("Borrower") encumbered the following described land situated in SKAGIT County, State of WASHINGTON:

SEE EXHIBIT A AS ATTACHED AND INCORPORATED HEREIN

24168 MAHONIA LN, MOUNT VERNON, WASHINGTON 98274

("Property") pursuant to a Mortgage, Deed of Trust, or Security Deed ("Security Instrument") executed by the Borrower and securing the payment of a note of even date therewith in the original principal amount of \$121,300.00 payable to the order of NATIONSTAR MORTGAGE LLC ("Lender").

2. The mailing address of the Borrower is 24168 MAHONIA LN, MOUNT VERNON, WA 98274.
3. The mailing address of the Lender is 350 HIGHLAND DRIVE, LEWISVILLE, TX 75067.
4. The Borrower owns the manufactured home ("Manufactured Home") described as follows:
 - Year: 2000
 - Manufacturer: LIBERTY HOMES, INC.
 - Model: 285650
 - Length/Width: 13/52
 - VIN/Serial: 09L-34226XV
 - New/Used: Used
5. The Manufactured Home was built in compliance with the federal Manufactured Home Construction and Safety Standards Act.
6. The Manufactured Home is or will be located at the following ("Property Address"):
24168 MAHONIA LN, MOUNT VERNON, WASHINGTON 98274
7. The Borrower is the owner of the Land.
8. The Manufactured Home is or will be anchored to the Land by attachment to a permanent foundation, constructed in accordance with applicable state and local building codes and manufacturer's specifications in a manner sufficient to validate any applicable manufacturer's warranty, and permanently connected to appropriate residential utilities such as water, gas, electricity and sewer. The Borrower intends that the Manufactured Home be an immoveable fixture and a permanent improvement to the Land.
9. The Manufactured Home will be assessed and taxed as an improvement to the Land.

Page 1 of 4
MultiState Manufactured Home Affidavit
MortgageLaw 2010



Skagit County Auditor
7/21/2014 Page

2 of

\$134.00

13 10:35AM

10. The Borrower agrees, as of the date of execution of this Manufactured Home Affidavit of Affixation or upon delivery of the Manufactured Home to the Property Address, that:

- (a) All permits required by governmental authorities have been obtained;
- (b) The foundation system for the Manufactured Home was designed by an engineer to meet the soil conditions of the Land. All foundations are constructed in accordance with applicable state and local building codes, and manufacturer's specifications in a manner sufficient to validate any applicable manufacturer's warranty;
- (c) The wheels, axles, towbar or hitch were removed when the Manufactured Home was placed on the Land; and
- (d) The Manufactured Home (i) is permanently affixed to a foundation, (ii) has the characteristics of site-built housing, and (iii) is part of the Land.

11. Other than those disclosed in this Manufactured Home Affidavit of Affixation, the Borrower is not aware of (i) any other claim, lien or encumbrance affecting the Manufactured Home, (ii) any facts or information that could reasonably affect the validity of the title of the Manufactured Home or the existence or non-existence of security interests in it.

12. The Borrower must initial only one of the following, as it applies to title to the Manufactured Home.

_____ The Manufactured Home is not covered by a certificate of title. The original manufacturer's certificate of origin, duly endorsed to the Borrower is attached to this Manufactured Home Affidavit of Affixation, or previously was recorded in the real property records of the jurisdiction where the Manufactured Home is to be located.

_____ The Manufactured Home is not covered by a certificate of title. After diligent search and inquiry, the Borrower is unable to produce the original manufacturer's certificate of origin.

_____ The manufacturer's certificate of origin and/or certificate of title to the Manufactured Home shall be _____ has been eliminated as required by applicable law.

_____ The Manufactured Home shall be covered by a certificate of title.

13. The Borrower and the Lender intend for the Manufactured Home to be permanently part of the real property that secures the loan evidenced by the aforesaid note and Security Instrument.

14. The Borrower and the Lender are fully bound by this Manufactured Home Affidavit of Affixation and the statements herein sworn to.

This affidavit is executed by Homeowner(s) *pursuant to applicable state law.*



EXECUTED THIS 25th day of June, 2014.

WITNESS(ES) (as to all signatures):

Witness-Printed Name

Witness-Printed Name

NATIONSTAR MORTGAGE LLC

By: _____

Its: _____
(Printed Name and Title)

John L. Lofton Date: 06-25-14
JOHN L LOFTON



SUBSCRIBED AND SWORN TO BEFORE ME, the undersigned notary public on the date indicated below.

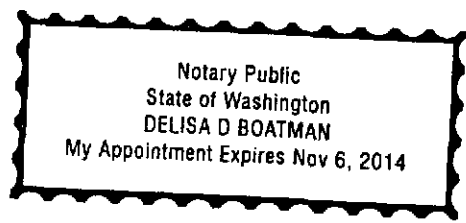
THE STATE OF Washington §
COUNTY OF Skagit §

On this June 25, 2014, before me, the undersigned, personally appeared JOHN L LORTON, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her capacity, and that by his/her signature on the instrument, the individual, or the person on behalf of which the individual acted, executed the instrument.

Delisa D Boatman
Notary Public

(SEAL)

Delisa D Boatman
Printed Name



My commission expires: 11/6/2014

UNRECORDED
MULTI-STATE
DOCUMENT



After Recording Return To:
NATIONSTAR MORTGAGE LLC
350 HIGHLAND DRIVE
LEWISVILLE, TX 75067

REAL PROPERTY AND MANUFACTURED HOME LIMITED POWER OF ATTORNEY

(To execute or release title, mortgage or deed of trust, security filing, transfer of equity and insurance documents and proceeds)

The undersigned borrower(s), whether one or more, each referred to below as "I" or "me", residing at:
24168 MAHONIA LN, MOUNT VERNON, WASHINGTON 98274, ("Present Address").

I am the Buyer/Owner of the following manufactured home(the "Manufactured Home"):

| | |
|-----------------------------|---------------------|
| New/Used: | Used |
| Year: | 2000 |
| Model Name or Model Number: | 285650/ |
| Length/Width | 13/52 |
| Manufacturer's Name: | LIBERTY HOMES, INC. |
| Serial Number(s): | 09L-34226XV |

permanently affixed to the real property located at 24168 MAHONIA LN, MOUNT VERNON, WASHINGTON 98274 ("Property Address") and as more particularly described on Exhibit A attached hereto (the "Real Property"). I do hereby irrevocably make, constitute, appoint and authorize with full powers of substitution, NATIONSTAR MORTGAGE LLC ("Lender"), Its successors, assigns or designees as my agent and attorney-in-fact, in my name, place and stead in any way which I could do, if I were personally present, with full power of substitution and delegation, (1) to complete, execute and deliver, in my name or Lender's name, any and all forms, certificates, assignments, designations, releases or other documentation as may be necessary or proper to implement the terms and provisions of the Security Instrument dated June 25, 2014 executed by me in favor of Lender, (2) to complete, execute and deliver, in my name or in Lender's name, any and all forms, certificates, assignments, designations, releases or other documentation as may be necessary or proper to make application for and obtain the certificate of title for the Manufactured Home and to have Lender (or its designee) designated as Lienholder on the certificate of title for the Manufactured Home, (3) to complete, execute and deliver in my name or Lender's name, any and all forms, certificates, assignments, designations, releases or other documentation as may be necessary or proper to have the Manufactured Home treated as real estate for any and all purposes under state law, including but not limited to the surrender of any certificate of title, any election to treat the Manufactured Home as real estate for tax purposes or to meet any other requirements in order for the loan/financing secured by the Manufactured Home and the Real Property to be eligible for sale on the Federal National Mortgage Association ("Fannie Mae"), the Federal Home Loan Mortgage Association ("Freddie Mac") or any other secondary market purchaser, (4) to receive, complete, execute or endorse, and deliver in my name or Lender's name any and all claim forms, agreements, assignments, releases, checks, drafts or other instruments and vehicles for the payment of money, relating to any insurance covering the Manufactured Home, the indebtedness secured by the Manufactured Home or the Real Property, and (5) to complete, sign and file, without my signature, such financing and continuation statements, amendments, and supplements thereto, mortgages, deeds of trust and other documents, including releases of these items, which I may from time to time deem necessary to perfect, preserve and protect Lender's security interest in the Manufactured Home, the Property and any other property sold with it. I acknowledge that at the time this Power of Attorney and my Security Instrument and any of the forms, certificates, assignments, designations, releases or other documentation are prepared the serial number of the manufactured housing unit may not be available or may be inaccurate. The manufactured housing unit may be a factory order in the process of being constructed. Immediately, upon Lender's receipt of the serial number, I understand and agree that the above items may be completed and/or corrected by Lender to properly disclose all the applicable home identifications, including the serial number. I understand that I will be provided with a copy of any corrected agreement.

To induce any third party to act hereunder, I hereby agree that any third party receiving a duly executed copy or facsimile of this instrument may act hereunder, and I for myself and for my heirs, executors, legal representatives and assigns, hereby agree to indemnify and hold harmless any such third party from and against any and all claims that may arise against such third party by reason of such third party having relied on the provisions of this instrument. I have given this Limited Power of Attorney in connection with a loan/financing to be given by Lender and to induce Lender to make the financing available. It is coupled with an interest in the transaction and is irrevocable. This Limited Power of Attorney shall not be affected by my (our) subsequent incapacity, disability, or incompetence. I do further grant unto Lender full authority and power to do and perform any and all acts necessary or incident to the execution of the powers herein expressly granted, as fully as I might or could do if personally present.



Skagit County Auditor \$134.00
7/21/2014 Page 6 of 13 10:35AM

Page 1 of 3
Real Property and Manufactured Home Limited Power of Attorney
MortgageLaw 2013

WITNESS my hand and seal this _____ day of _____, _____.

Witness (Print Name)

Witness (Print Name)

John L. Lofton
JOHN L LOFTON

State of WASHINGTON
County of Skagit

On the 25th day of June in the year 2014 before me, the undersigned a Notary Public in and for said State, personally appeared JOHN L LOFTON personally known to me or proved to me on the basis of satisfactory evidence to be the individual(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 capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person on behalf of which the individual(s) acted, executed the instrument.

Delisa D Boatman
Notary Signature

Delisa D Boatman
Notary Printed Name

Notary Public: State of Washington

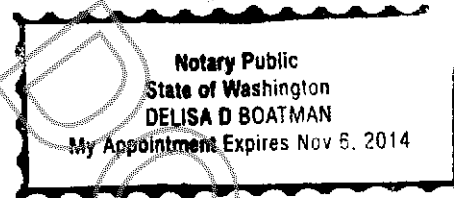
Qualified in the County of Skagit

My commission expires: 11/6/2014

Drafted By: _____

Loan Number: 249550814

Official Seal:



201407210069

Skagit County Auditor
7/21/2014 Page

7 of 13 10:35AM

\$134.00

Exhibit A

PROPERTY DESCRIPTION

The legal description of the Property Address ("Land") is typed below or please see attached legal description:

SEE EXHIBIT A AS ATTACHED AND INCORPORATED HEREIN

UNOFFICIAL DOCUMENT



201407210069

Skagit County Auditor

\$134.00

7/21/2014 Page

8 of

13:10:35AM

Date: June 25, 2014
Loan Number: 249550814
Borrower: LOFTON

MANUFACTURED HOME CERTIFICATION

Borrower(s): JOHN L LOFTON

Property Address: 24168 MAHONIA LN, MOUNT VERNON, WASHINGTON 98274

I/We, the undersigned Borrower(s), have applied for a residential mortgage loan from **NATIONSTAR MORTGAGE LLC** ("Lender"). The loan will be secured by a mortgage/deed of trust on the manufactured home affixed to and part of the real property located at: **24168 MAHONIA LN, MOUNT VERNON, WASHINGTON 98274**.

I/We acknowledge, understand and certify that:

1. The property is improved with a dwelling, which was manufactured and transported to the above location.
2. The dwelling has been permanently affixed to a foundation or piers as required by applicable state and local codes and regulations.
3. The dwelling and the land are registered on the applicable real property tax rolls and are taxed as real property.

I/We further agree that:

1. During the term of the mortgage loan, I/we will not change or convert, or allow the change or conversion of, the status of the property from real property. I/We will not register the dwelling as a motor vehicle or take any other action, which may be permitted under applicable law to reduce the taxes assessed by the reason of the property's status as improved real property.
2. During the term of the mortgage loan, I/we will not remove or permit the removal of the dwelling from the foundation or piers to which it is affixed, nor will I/we move the dwelling from its present location.

I/we hereby acknowledge receipt of this Manufactured Home Certification.

Dated: June 25, 2014

 Date: 06-25-14
JOHN L LOFTON



201407210069

Skagit County Auditor

\$134.00

7/21/2014 Page

9 of

13 10:35AM

Return To:

Nationstar Mortgage LLC
ATTN: PC Trailing Documents
4000 Horizon Way, Suite 100
Irving, TX 75063

Prepared By:

Jill Ringman
NATIONSTAR MORTGAGE LLC
350 HIGHLAND DR, 1ST FL FINAL DOCS
LEWISVILLE TX 75067

Manufactured Home Affixation Affidavit

249550814

BEFORE ME, the undersigned authority, on this day personally appeared

JOHN L LOFTON

known to me to be the person(s) whose name(s) is/are subscribed below, and who, being by me first duly sworn, did each on his/her oath state as follows:

1. The manufactured home located at the below-referenced address, is permanently affixed to a foundation and will assume the characteristics of site-built housing.
2. The wheels, axles, tow bar or hitch were removed when said manufactured home was placed on the permanent site.
3. All foundations, both perimeter and pier for said manufactured home, have footings that are located below the frost line.
4. If piers are used for said manufactured home, they will be placed where said home manufacturer recommends.
5. If state law so requires, anchors for said manufactured home have been provided.
6. The manufactured home is permanently connected to a septic tank or sewage system and other utilities such as electricity, water, and natural gas.
7. No other lien or financing affects said manufactured home, other than those disclosed in writing to the lender.
8. Said manufactured home has been built under the Federal Manufactured Home Constuction and Safety Standards that were established June 15, 1976.
9. The foundation system of the manufactured home has been designed by an engineer to meet the condition of the site.
10. It is my/our intent that said manufactured home becomes immovable property and part of the real property securing the security instrument.
11. The said manufactured home will be assessed and taxed as an improvement to the real property. I/We understand that if Lender does not escrow for these taxes, that I/we will be responsible for payment of such taxes.
12. If the land is being purchased, such purchase and said manufactured home represent a single real estate transaction, under applicable law.
13. All permits required by governmental authorities have been obtained.
14. I/We agree to surrender the Certificate of Title.

| Description of Home | | Identifying Numbers of Home | | |
|---------------------|--------------------|-----------------------------|------------------|-----------|
| Make | LIBERTY HOMES, INC | Serial Number | HUD Label Number | |
| Model | 285650 | Section 1 | 09L-34226XV | ORE411344 |
| Model Year | 2000 | Section 2 | 09L-34226XV | ORE411345 |
| Date Built | 10/23/2000 | Section 3 | | |

| Property Address | |
|------------------------|-------------------------|
| 24168 MAHONIA LN | |
| MOUNT VERNON, WA 98274 | In the County of SKAGIT |



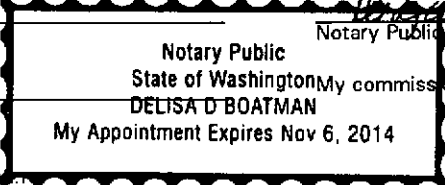
201407210069

Skagit County Auditor \$134.00
7/21/2014 Page 10 of 13 10:35AM

On the 25th day of JUNE, 2014, before me, the undersigned, a notary public in and for said state, personally appeared. Personally known to me or proved to me on the basis of satisfactory evidence to be the individual(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 capacity(ies) and that by his/her/their signature(s) on the instrument, the individual(s), or the person on their behalf of which the individual(s) acted, executed this instrument.

John L. Lofton
Borrower JOHN L LOFTON

Delisa D Boatman
Notary Public



Co-Borrower

My commission expires: 11/6/2014

Return To:

Nationstar Mortgage LLC
ATTN: PC Trailing Documents
4000 Horizon Way, Suite 100
Irving, TX 75063

Prepared By:

Jill Ringman
NATIONSTAR MORTGAGE LLC
350 HIGHLAND DR, 1ST FL FINAL DOCS
LEWISVILLE, TX 75067

Power of Attorney

249550814

Transferring Title / Certificate of Ownership

KNOW ALL MEN BY THESE PRESENTS, that the undersigned,

JOHN L LOFTON

(As Buyer, Seller, or Legal Owner)

Of the following described manufactured home:

| Description of Home | |
|---------------------|--------------------|
| Make | LIBERTY HOMES, INC |
| Model | 285650 |
| Model Year | 2000 |
| Date Built | 10/23/2000 |
| HUD Label | ORE411344 |
| Serial Number | 09L-34226XV |

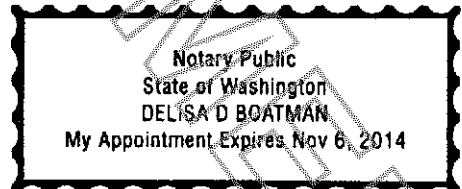
Does hereby authorize and appoint:

Nationstar Mortgage LLC

my/our true and lawful Attorney-In-Fact with full authority and power to do and perform all and every act and thing whatsoever requisite and necessary to be done in the premises, as fully to all intents and purposes as the undersigned might or could do if personally present, with full power of substitution and revocation, to sign any titles or certificates of ownership issued by any regulating agencies or state departments, or forms necessary for the purpose of transferring such resigtration covering the manufactured home described above, hereby ratifying and confirming whatever action said Attorney-In-Fact shall, or may take, by virtue hereof in the premises.

IN WITNESS WHEREOF, the undersigned has executed this instrument this

25th of JUNE, 2014
Day Month Year



By JOHN L LOFTON and _____
Borrower 1 Name Borrower 2 Name

Signature: John L. Lofton
JOHN L LOFTON

My Commission Expires: 11/6/2014

Signature: _____

nature: Delisa D Boatman
Notary Public



Return To:

Nationstar Mortgage LLC
ATTN: PC Trailing Documents
4000 Horizon Way, Suite 100
Irving, TX 75063

Prepared By:

Jill Kingman
NATIONSTAR MORTGAGE LLC
350 HIGHLAND DR, 1ST FL FINAL DOCS
LEWISVILLE, TX 75067

Power of Attorney

249550814

Transferring Title / Certificate of Ownership

KNOW ALL MEN BY THESE PRESENTS, that the undersigned,

JOHN L LOFTON

(As Buyer, Seller, or Legal Owner)

Of the following described manufactured home:

| Description of Home | |
|---------------------|--------------------|
| Make | LIBERTY HOMES, INC |
| Model | 285650 |
| Model Year | 2000 |
| Date Built | 10/23/2000 |
| HUD Label | ORE411345 |
| Serial Number | 09L-34226XV |

Does hereby authorize and appoint:

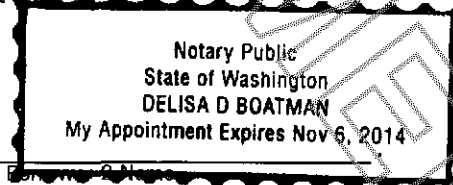
Nationstar Mortgage LLC

my/our true and lawful Attorney-In-Fact with full authority and power to do and perform all and every act and thing whatsoever requisite and necessary to be done in the premises, as fully to all intents and purposes as the undersigned might or could do if personally present, with full power of substitution and revocation, to sign any titles or certificates of ownership issued by any regulating agencies or state departments, or forms necessary for the purpose of transferring such registration covering the manufactured home described above, hereby ratifying and confirming whatever action said Attorney-In-Fact shall, or may take, by virtue hereof in the premises.

IN WITNESS WHEREOF, the undersigned has executed this instrument this

25th of JUNE, 2014
Day Month Year

By JOHN L LOFTON and _____
Borrower 1 Name



Signature: John L. Lofton
JOHN L LOFTON

My Commission Expires: 11/6/2014

Signature: _____

Signature: Delisa D Boatman
Notary Public



EXHIBIT A - LEGAL DESCRIPTION

Tax Id Number(s): P115691

Land Situated in the City of MOUNT VERNON in the County of Skagit in the State of WA

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF SKAGIT, STATE OF Washington, AND

IS DESCRIBED AS FOLLOWS:

PORTION OF LOT 10 OF BLOCK 8 OF RESERVE ADDITION TO THE TOWN OF MONTBORNE, AS RECORDED IN

VOLUME 2, PAGE 59, RECORDS OF SKAGIT COUNTY, WASHINGTON, TOGETHER WITH THAT PORTION OF THE

VACATED NORTHERN PACIFIC RAILROAD RIGHT OF WAY AND THE VACATED PORTION OF GRANT STREET

DEFINED AS FOLLOWS:

BEGINNING AT A POINT 32.50 FEET NORTHWESTERLY AND 30 FEET SOUTHWESTERLY OF THE SOUTHEAST

CORNER OF LOT 10;

THENCE SOUTH 75.79 FEET;

THENCE NORTHWESTERLY 113.43 FEET;

THENCE NORTHEASTERLY 88.73 FEET;

THENCE SOUTHEASTERLY 112 FEET TO THE POINT OF BEGINNING.

(ALSO SHOWN OF RECORD AS LOT 6 OF SURVEY RECORDED JUNE 8, 2000 UNDER AUDITOR'S FILE NO.

200006080127 AND AMENDED BY SURVEY RECORDED AUGUST 30, 2000 UNDER AUDITOR'S FILE NO.

200008300077, RECORDS OF SKAGIT COUNTY, WASHINGTON.)

SITUATED IN SKAGIT COUNTY, WASHINGTON.

Parcel ID: P115691/4136-008-006-0000

Commonly known as 24168 MAHONIA LN, Mount Vernon, WA 98274

However, by showing this address no additional coverage is provided

ABBREVIATED LEGAL: LOT 10 OF BLOCK 8 OF RESERVE ADDITION TO THE TOWN OF MONTBORNE IN

SKAGIT

COUNTY

NOTE: The Company is prohibited from insuring the area or quantity of the land. The Company does not represent that any acreage or footage calculations are correct. References to quantity are for identification purposes only.

Commonly known as: 24168 MAHONIA LN , MOUNT VERNON, WA 98274



U04798685

1371 7/8/2014 79453106/3



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Skagit County Auditor

7/21/2014 Page

13 of

\$134.00

13 10:35AM