

**NORTH CAROLINA
LIMITED POWER OF ATTORNEY FOR REAL PROPERTY
SPECIFIC REAL PROPERTY TRANSACTION
(N.C.G.S. 32C-3-303)**

Return to: _____

Prepared by: _____

STATE OF NORTH CAROLINA
COUNTY OF _____

I, _____, name the following person as my Agent:
(Name of Principal)

Name of Agent: _____

For purposes of this power of attorney, the "Property" is all of that real property located in
_____ County, North Carolina, and known or identified as follows:

GRANT OF AUTHORITY

For the Real Property Transaction indicated below, I grant my Agent general authority to act for me with respect to the Property, all tangible personal property related to the Property, and all financial transactions relating to the Property.

Real Property Transaction: *INITIAL the transaction (choose only one) for which this power of attorney is granted and provide the information to further describe the transaction:*

- (___) loan from _____ to finance the purchase of the Property secured by a deed of trust encumbering the Property, or
- (___) loan from _____ to refinance the Property secured by a deed of trust encumbering the Property, or
- (___) purchase of the Property in compliance with the terms and provisions of that certain offer to purchase and contract by and between Principal (as buyer) and _____ (as seller) and the loan from _____ to finance the purchase secured by a deed of trust encumbering the Property, or
- (___) sale of the Property in compliance with the terms and provisions of that certain offer to purchase and contract by and between Principal (as seller) and _____ (as purchaser).

The authority granted to my Agent pursuant to this power of attorney for the specified Real Property Transaction expressly includes the following:

- (1) The authority to act with respect to real property as set forth in Section 32C-2-204 of the North Carolina General Statutes;
- (2) The authority to act with respect to tangible personal property as set forth in Section 32C-2-205 of the North Carolina General Statutes; and
- (3) The authority to act with respect to banks and other financial institutions as set forth in Section 32C-2-208 of the North Carolina General Statutes.

The authority granted to my Agent pursuant to this power of attorney may be exercised by my Agent even though the exercise of that authority may benefit the Agent or a person to whom the Agent owes an obligation of support.

EFFECTIVE DATE; AUTOMATIC EXPIRATION

This power of attorney is effective immediately. The authority of my Agent to act on my behalf pursuant to this power of attorney will automatically expire on _____ (or, if no date is specified, one year from the date of this power of attorney). Actions taken by my Agent on my behalf pursuant to this power of attorney while this power of attorney remains in effect shall continue to bind me even after my Agent's authority expires.

RELIANCE ON THIS POWER OF ATTORNEY

Any person, including my Agent, may rely upon the validity of this power of attorney or a copy of it unless that person knows it has terminated or is invalid.

MEANING AND EFFECT

The meaning and effect of this power of attorney shall for all purposes be determined by the law of the State of North Carolina.

SIGNATURE AND ACKNOWLEDGMENT

Principal's Signature

Principal's Name Printed:

Date: _____

State of _____
County of _____

I certify that the following person personally appeared before me this day, acknowledging to me that he or she signed the foregoing document: _____ [insert name of Principal].

Date: _____

_____, Notary Public
Notary's Printed or Typed Name

(Official/Notarial Seal)

My commission expires: _____