

LIMITED POWER OF ATTORNEY [LPOA] FOR MASTER AGREEMENT CLIENTS

BE IT KNOWN that I, (landlord's name) _____, (hereafter "Grantor"), no matter whether I am a Company Officer, Broker, Property Manager, Attorney, Owner or Agent, do hereby certify I have the authority to execute this Limited Power of Attorney and grant this Limited Power of Attorney to:

Company: Las Vegas Landlord { LVL Evictions }, Manager: Nazrudeen Abdool
MAIN Office / Meeting / Pick Up Address: 6480 W Spring Mountain Rd, # 3, Las Vegas, NV 89146
NEW Payment / Mail / Drop Off Address: 11700 W Charleston Blvd, # 170-665, Las Vegas, NV 89135

and its agents, as my Attorney-In-Fact/Agent (hereafter "Attorney-In-Fact/Agent"), pertaining to all properties that I manage, own or represent on behalf of my client, regardless of whether they are listed here within or not.

My Attorney-In-Fact/Agent shall have full power and authority to undertake, perform and execute the following on my behalf to include but not be limited to a specific act, authority, documentation, procedure, statement or request for: **Notices, Justice Court Evictions, District Court Eviction Appeals, NV Supreme Court Eviction Appeals, US Bankruptcy Court Tenant Protection/Landlord Lift Automatic Stay Cases, Lockouts, Property Access, Security, Tenant Property Documentation / Inventory / Moving / Storage / Removal, Small Claims, Inspections, Collections, Consultations, Negotiations and Mediations.**

My Attorney-In-Fact/Agent shall have the right, regardless whether specifically or generally indicated here, to: i) substitute another company representative in the event that the current company representative is unavailable; ii) schedule, attend, negotiate and make decisions for all meetings, consultations, negotiations, mediations, court hearings, evictions, appeals, landlord lift of automatic stays, lockouts, property access, security, tenant property documentation / inventory / moving / storage / removals, small claims, collections, inspections and any other fiduciary act or capacity required but not specifically indicated here within, on my behalf; iii) consult with, request and obtain any documents from and provide any documents to, any attorneys, property managers, management companies, handymen, contractors, insurance companies, home owners associations, tenants, agents or otherwise whom are also representing me or involved with the care of my property, on my behalf; iv) consult with an attorney, pay for attorney services and retainer on my behalf; v) start, initiate, turn on, end, cease and turn off any utilities for the property on my behalf; vi) pay for any deposits or utilities and receive refund from any deposits or over paid utilities for the property on my behalf; vii) schedule, coordinate and pay for any security officers or protection services to protect the property on my behalf; viii) schedule, coordinate, grant access to the property and secure the property, for any person or company having the right to obtain his/her/their personal or business property from my property on my behalf; ix) prepare, issue, sign, serve and execute all legal documents, contracts, agreements, settlements, notices, affidavits, declarations and legal notes on my behalf; x) issue all receipts, notices, documents, reports and receive all receipts, notices, documents, reports on my behalf; xi) pay for any fees, bills, expenses, penalties or services I owe, on my behalf; xii) demand, collect, settle, receive fees, refunds or monies owed to me, on my behalf; xiii) wait for payment before performing or paying for any services, fees, penalties, expenses I owe; and xiv) be either reimbursed within ten (10) business days, from the date of notice or invoice to me, my representative or my estate, or if my credit or debit card information was provided and its use authorized by me, regardless of the amount, by payment authorization or any other form of authorization (to include but not be limited to paper, email, text, facsimile and verbal authorizations), charge my credit or debit card, for any and all of the following performed on my behalf, to include but not be limited to: fees, services rendered (including service charges to perform tasks or requirements), consultations, negotiations and mediations (regardless of via face-to-face, phone calls, texts, emails or facsimiles), bills, expenses, penalties or monies paid for.

My Attorney-In-Fact/Agent agrees to accept this appointment subject its terms and agrees to act and perform in said fiduciary capacity consistent with my best interests, as he/she in his/her discretion deems advisable.

My Attorney-In-Fact/Agent is not an Attorney, Judge, Law Enforcement Officer, Government Agency, or any other associated Government Office or Official

My Attorney-In-Fact/Agent shall be held legally and liable harmless: i) from any misinterpretation, translation or misunderstanding, of any verbal or written instructions, documents or otherwise (handwritten or typed) that may cause or have caused an error, regardless of language; ii) from any errors (information, data, documents, etc.) regardless of whom provides it (grantor, owner, landlord, agent, etc.) and/or as a result production of documents from those errors; iii) from any issues as a result of his/her decisions; iv) from any Court decisions regardless of outcome; v) from any decisions deemed by the Court that an attorney or mediation or a formal eviction is warranted for the case; vi) if Court dismisses or denies the case for any reason;

vii) from any damages, pain and suffering issues, loss of wages, and third party actions; and viii) from any other action or issue not listed or indicated here in pertaining to an action or decision taken by my Attorney-In-Fact/Agent.

This LPOA shall be in effect upon its date of execution, and I hereby revoke all previous LPOA pertaining to the property indicated above.

This LPOA may be revoked by me at any time, provided any person relying on this LPOA shall have full rights to accept the authority of my attorney-in-fact/agent, until receipt of actual written notice of revocation.

This LPOA, whether the original or a copy of the original shall be deemed in full effect and enforceable, if the copy has not been altered.

This LPOA: i) have typed format provisions that can NOT be altered or revised; ii) has certain sections that allow for handwritten infill, notary and execution; and iii) once notarized, can NOT be changed.

This LPOA and its terms will be governed by and constructed in accordance with the laws of the State of Nevada. Any action regarding jurisdiction to enforce and any litigation regarding venue arising out of this LPOA shall be filed with the appropriate Courts in the County of Clark, State of Nevada.

In the event of litigation relating to the subject matter of this LPOA and/or any legal action to protect the attorney-in-fact/agent, the Grantor shall pay for and/or reimburse the appointed attorney-in-fact/agent, indicated in this LPOA, for all reasonable attorney fees and costs.

If the appointed Attorney-In-Fact/Agent should, for any reason, change his/her contact information (to include but not be limited to address, phone, facsimile, email, manager name, dba, and any other means of contact) or forget to initial the bottom of each page, then that forgetfulness and/or change shall not void any section of this LPOA.

If any provision of this LPOA is held unenforceable, then all remaining provisions of this LPOA shall remain in full force and effect.

NOTARY SECTION

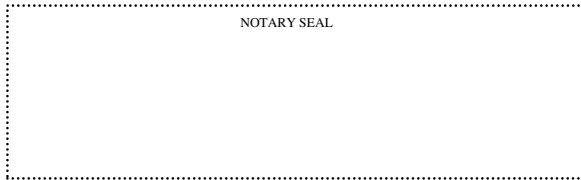
In Witness Whereof, I, the Grantor, have hereunto set my hand this date _____.
mm / dd / yyyy

X _____
SIGNATURE of Grantor

PRINT / SPELL Name of Grantor

State of _____ }
} SS.
 County of _____ }

The above Grantor acknowledged this instrument before me on this date _____.
mm / dd / yyyy



X _____
SIGNATURE of Notary

PRINT / SPELL Name of Notary

**** This page is part of the Limited Power Of Attorney.**

This notary section follows Nevada SOS Standards. If the above notary language or format is not in compliance with your State or Country Notary standard, please have your State or Country Notary attach and notarize according to their State or Country Notary standard, referencing this LPOA.

1) FILL IN PG-1 and PRINT. 2) TAKE to NOTARY. INITIAL EACH PAGE. 3) DELIVER in PERSON or EMAIL or FAX to LVL.