

**CERTIFICATION AND AFFIDAVIT OF TRUSTEE**

Addendum to Trust Agreement dated this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

Whereas, a certain Trust Agreement (hereinafter "Trust Agreement") was duly executed on the \_\_\_\_ day of \_\_\_\_\_, 20\_\_ by and between \_\_\_\_\_, as Beneficiary/Grantor and \_\_\_\_\_, as Trustee of the Trust created thereby known as the "\_\_\_\_\_", Trust(hereinafter referred to as the "Trust") for the purposes of said trustee to hold real property for the purposes stated in the Trust Agreement, and

Whereas, the current beneficiaries, \_\_\_\_\_ whose interests represent the entire beneficial interest under the Trust are agreeable to modifying the terms of said Trust Agreement, and

Whereas, the current Trustee, \_\_\_\_\_, is also agreeable to modifying the terms of said Trust Agreement, the parties agree as follows:

FULL POWER AND AUTHORITY IS GRANTED TO SAID TRUSTEE, in additional to the powers set forth in the Trust Agreement, shall have the power, authority and discretion, unless otherwise directed by the beneficiaries, to manage the trust property, including the power to rent, lease, option, mortgage, sell, hypothecate said property and the powers of maintaining bank accounts in the name of the trust, collecting rents, advertising for vacancies, maintaining the premises, grounds, common areas, electrical, heating, plumbing and other utilities, paying taxes and other assessments when due, holding security deposits in escrow for tenants, executing leases, painting, fixing and repairing the interior of rental units; taking possession of the premises when vacant, paying the mortgages, insurance and homeowners' association dues from net monthly rents and taking any steps necessary in his or her discretion to maintain the value of the property.

IN WITNESS WHEREOF, the parties hereto have executed this agreement as of the day and year first above written.

Signed, sealed and delivered in the presence of:

\_\_\_\_\_  
Beneficiary

\_\_\_\_\_  
Beneficiary

\_\_\_\_\_  
Trustee

State of \_\_\_\_\_

County of \_\_\_\_\_

On \_\_\_\_\_, 20\_\_\_, personally appeared \_\_\_\_\_,  
personally 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  
signatures(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:

\_\_\_\_\_  
NOTARY PUBLIC

My commission expires \_\_\_\_\_

[NOTARY SEAL]