

SPECIAL DURABLE POWER OF ATTORNEY

I, Cynthia V. Patsios, of DeKalb County, State of Georgia, do hereby appoint Richard B. Patsios, of ~~DeKalb~~ Shelby County, State of Alabama, as my lawful attorney-in-fact, for me and in my name, place and stead, and for my use and benefit:

To purchase the real property known as 745 Dividing Ridge Drive Hoover, Alabama 35244, more particularly described as follows, to-wit:

LOT 21, ACCORDING TO THE SURVEY OF RIVERCHASE WEST DIVIDING RIDGE, FIRST ADDITION, AS RECORDED IN MAP BOOK 7, PAGE 3, IN THE PROBATE OFFICE OF SHELBY COUNTY, ALABAMA, BEING SITUATED IN SHELBY COUNTY, ALABAMA.

for such price and on such terms and conditions as she/he shall deem proper, including the execution of any and all documents necessary to complete the purchase of said property, such as, but no limited to contracts, notes, mortgages, HUD-1 Settlement Statement, lien waivers, FHA Affidavits, Tax Forms, RESPA forms, and any and all other documents appropriate to complete the sales transaction on the above described property.

GIVING AND GRANTING unto said attorney full power and authority to do and perform all and every act, matter, and thing whatsoever in and about my estate, property, and affairs as fully and effectually to all intents and purposes as I might or could do in my own proper person if personally present, the above specially enumerated powers being in aid and exemplification of the full, complete, and general power herein granted and not in limitation or definition thereof; and hereby ratifying all that my said attorney shall lawfully do or cause to be done by virtue of these presents.

And I hereby declare that any act or thing lawfully done hereunder by and said attorney shall be binding on myself, and my heirs, legal and personal representatives, and assigns; whether the same shall have been done before or after my death, or other revocation of this instrument, unless and until reliable intelligence or notice thereof shall have been actually received by my attorney. Further, this power of attorney shall not be affected by disability, incompetency, or incapacity of the principal it being my intention this document constitutes a special durable power of attorney.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this the 17th day of June, 1996.

Cynthia V. Patsios
Cynthia V. Patsios

STATE OF GEORGIA
COUNTY OF DEKALB

On this 17 day of JUNE, 1996, I the undersigned, a Notary Public in and for said county and in said state, hereby certify that Cynthia V. Patsios whose name is signed to the foregoing Special Durable Power of Attorney, and who is known to me, acknowledged before me that, being informed of the contents of the Special Durable Power of Attorney, he executed the same voluntarily and as his act on the day the same bears date.

Given under my hand and seal of office this 17 day of June, 1996.

My Commission Expires:

Dean L. ...
Notary Public

Notary Public, DeKalb County, Georgia
My Commission Expires Feb. 28, 1999

Inst # 1996-19965

06/20/1996-19965
09:02 AM CERTIFIED
SHELBY COUNTY JUDGE OF PROBATE
001 NCB 8.38

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