



20051024000552950 1/3 \$17.00
Shelby Cnty Judge of Probate, AL
10/24/2005 04:06:39PM FILED/CERT

SPECIFIC POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS: That we, G. Rich Hemphill and Ponja L. Hemphill, of Val Rico, FL have made, constituted and appointed, by these presents do make, constitute and appoint Loraine A. Carroll, my true and lawful Attorney-in-Fact and Agent (hereinafter called Agent), for me in my name, place and, stead and for my behalf and benefit:

1. **SPECIFIC GRANT OF POWER:** To exercise or perform the specific act enumerated below relating to the transaction of property, real or personal tangible or intangible, to be sold by me. I grant my Agent full power and authority to do fully as I might or could do if personally present, with full power of substitution or revocation, hereby ratifying and confirming all that my Agent shall lawfully do or cause to be done by virtue of this power of attorney and the powers herein granted;

- a). **POWER TO SELL/CONVEY:** To sell and/or convey real or personal property, tangible or intangible, or interest therein, on such terms and conditions as my Agent shall deem proper, with full authority to sign, endorse, execute and deliver any and all instruments or documents pertaining to the sale and conveyance of the real or personal property described as follows:

SEE EXHIBIT "A" ATTACHED HERETO

2. **INTERPRETATION AND GOVERNING LAW:** This instrument is to be construed and interpreted as a specific durable power of attorney and shall not be affected by my disability, incompetence or incapacity. This instrument is executed and delivered in the State of Alabama, and the laws of the State of Alabama shall govern all questions as to the validity of the power and the construction of its provisions.
1. **INDEMNITY:** I hereby bind myself to indemnify my Agent and any successor who shall so act against any and all claims, demands, losses, damages, actions and causes of action, including expenses, costs and reasonable attorneys fees which my Agent at any time may sustain or incur in connection with carrying out the authority granted in this power of attorney.
2. **THIRD PARTY RELIANCE:** Third parties may rely upon the representatives of my Agent as to all matters relating to the specific power granted to my Agent and no person who may act in reliance upon the representations of my Agent of the authority granted to my Agent shall



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occur any liability to me or my estate as a result of permitting my Agent to exercise this power.

IN WITNESS WHEREOF, I have executed this Specific Durable Power of Attorney, which shall not be affected by my disability, incapacity or incompetence, and I have directed that photographic copies of this power be made, which shall have the same force and effect as an original.

Dated on this 31st day of August, 2005.

G. Rich Hemphill
G. RICH HEMPHILL

Ponja L. Hemphill
PONJA L. HEMPHILL

State of Florida
County of Hillsborough

I, the undersigned, a Notary Public in and for said State at Large, hereby certify that G. Rich Hemphill and Ponja L. Hemphill is signed to the foregoing Power of Attorney and who is known to me, acknowledged before me this date that, being informed of the conveyance, he/she executed the same voluntarily on the date the same bears date.

Given under my hand and seal on this 31 day of Aug, 2005.

Hazel K. Harwell
NOTARY PUBLIC



THIS INSTRUMENT PREPARED BY:
Christopher P. Moseley
Moseley & Associates, P.C.
3800 Colonnade Parkway, Suite 630
Birmingham, Alabama 35243

EXHIBIT "A"

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COMMENCE AT THE NORTHWEST CORNER OF THE SW 1/4 OF THE SE 1/4 OF SECTION 12, TOWNSHIP 20 SOUTH, RANGE 2 WEST, SHELBY COUNTY, ALABAMA, AND RUN THENCE SOUTHERLY ALONG THE WEST LINE OF SAID QUARTER-QUARTER SECTION A DISTANCE OF 304.37 FEET TO A POINT; THENCE TURN 87°- 45'-57" LEFT AND RUN EASTERLY 42.39 FEET TO A POINT; THENCE TURN 87°- 40'-21" RIGHT AND RUN SOUTHERLY ALONG THE EAST MARGIN OF A PAVED PUBLIC ROAD 170.46 FEET TO A POINT; THENCE TURN 05°- 32'-11" RIGHT AND CONTINUE SOUTHERLY ALONG SAID EAST MARGIN OF PUBLIC ROAD 137.63 FEET TO THE POINT OF BEGINNING OF THE PROPERTY BEING DESCRIBED; THENCE TURN 122°- 27'-29" LEFT AND RUN NORTHEASTERLY 33.32 FEET TO A POINT, THENCE TURN 05°- 18'-11" RIGHT AND RUN NORTHEASTERLY 217.64 FEET TO A POINT; THENCE TURN 61°- 26'-30" RIGHT AND RUN SOUTHEASTERLY 53.10 FEET TO A POINT; THENCE TURN 51°- 36'-00" RIGHT AND RUN SOUTHERLY 140.00 FEET TO A POINT; THENCE TURN 94°- 06'-16" RIGHT AND RUN WESTERLY 272.80 FEET TO A POINT ON SAID EAST MARGIN OF PUBLIC ROAD; THENCE TURN 81°- 43'-17" RIGHT AND RUN NORTHERLY ALONG SAID MARGIN OF SAID ROAD 20.0 FEET TO A POINT; THENCE TURN 08°- 17'-15" RIGHT AND CONTINUE NORTHERLY ALONG SAID MARGIN OF SAID ROAD 32.50 FEET TO THE POINT OF BEGINNING.

DESCRIPTION OF A 20 FOOT WIDE EASEMENT FOR INGRESS, EGRESS AND UTILITIES:

COMMENCE AT THE NORTHWEST CORNER OF THE SW 1/4 OF THE SE 1/4 OF SECTION 12, TOWNSHIP 20 SOUTH, RANGE 2 WEST, SHELBY COUNTY, ALABAMA AND RUN THENCE SOUTHERLY ALONG THE WEST LINE OF SAID QUARTER-QUARTER SECTION A DISTANCE OF 304.37 FEET TO A POINT; THENCE TURN 87°-45'-57" LEFT AND RUN EASTERLY 42.39 FEET TO A POINT; THENCE TURN 87°-40'-21" AND RUN SOUTHERLY ALONG THE EAST MARGIN OF A PAVED PUBLIC ROAD 170.46 FEET TO A POINT; THENCE TURN 05°-32'-11" RIGHT AND CONTINUE SOUTHERLY ALONG SAID EAST MARGIN OF PUBLIC ROAD 137.63 FEET TO THE POINT OF BEGINNING OF A CENTERLINE OF A 20 FOOT WIDE EASEMENT, SAID EASEMENT LYING 10 FEET EACH SIDE OF FOLLOWING DESCRIBED CENTERLINE; THENCE TURN 122°-27'-29" LEFT AND RUN NORTHEASTERLY 33.32 FEET TO THE END OF SAID CENTERLINE AND SAID EASEMENT.

SITUATED IN SHELBY COUNTY, ALABAMA.

ALSO TO BE PERMANENTLY AFFIXED IS THE FOLLOWING MANUFACTURED HOME:

| YEAR | MODEL | MAKE | SIZE | SERIAL NO. |
|------|-------|------|------|--|
| 1999 | 4764B | SIGN | | TNFLX27A52624SR12 TNFLX27B52624SR12 |