

20180926000342710  
09/26/2018 09:32:11 AM  
POA 1/5

State of Alabama )  
County of Shelby )

### **SPECIFIC POWER OF ATTORNEY**

KNOW ALL MEN BY THESE PRESENTS, which are intended to constitute a Specific Power of Attorney, that Lloyd Reed Wilson, the undersigned, does hereby make, constitute and appoint William Marion Bowen, Jr., as my true and lawful Attorney-in-Fact, for me and in my name, place and stead, and on my behalf and for my use and benefit specifically in regard to the following:

To exercise or perform any act, power, duty, right of obligation whatsoever that I now have, or may hereafter acquire the legal right, power, or capacity to exercise or perform in connection with, arising from, or relating to the sale of that certain real estate more particularly described below:

See Exhibit "A" attached hereto.

Property Address: Highway 280 E, Birmingham, AL 35242  
Sales Price: \$125,000.00

I am hereby granting to my said Attorney-in-Fact the right to execute any and all necessary documents for the selling of the above reference real estate and giving the Attorney-in-Fact the right to execute any and all documents necessary in regard to the selling of said real estate.

This instrument is to be construed and interpreted as a Specific Power of Attorney.

The rights, powers and authority of my said Attorney-in-Fact herein granted shall commence and be in full force and effect on date of Execution, the authority conferred herein shall not be affected by disability, incompetency, or incapacity of the said principal, Lloyd Reed Wilson, individually; and such rights, powers and authority shall remain in full force and effect until the sale of said real estate as referenced above by the Attorney-in-Fact signing all of the documents in regard to said sale, and for a period of ninety (90) days after said signing. Any action taken in good faith pursuant to the foregoing authority without actual knowledge of my death, shall be binding upon me, my heirs, assigns and personal representatives. The undersigned grantor of this Specific Power of Attorney herein specifically grants to William Marion Bowen, Jr., the power and right to act on the grantor's behalf to sell and sign any and all documents necessary to transact the sale of the above reference real estate.

IN WITNESS WHEREOF, as Principal, Lloyd Reed Wilson, is signing this Specific Power of Attorney at State of Alabama this the 6<sup>th</sup> day of September, 2018, and I have directed that photographic copies of this power be made which shall have the same force and effect as an original.

  
Lloyd Reed Wilson

State of

Alabama

County of

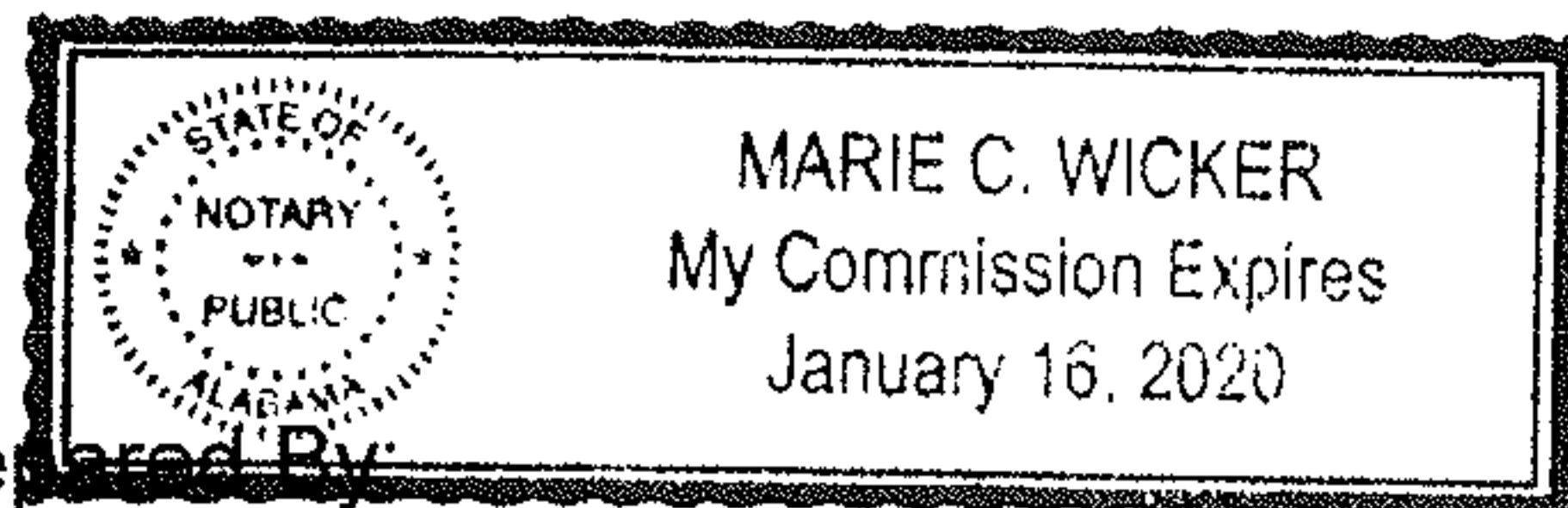
Jefferson

I, Marie C. Wicker a notary for said County and in said State, hereby certify that Lloyd Reed Wilson whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed the contents of said instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal, this the 6<sup>th</sup> of September, 2018.

  
Notary Public

Commission Expires:



This Instrument Was Prepared By:  
The Law Office of Jack R. Thompson, Jr., LLC  
3500 Colonnade Parkway, Suite 350  
Birmingham, AL 35243  
(205)443-9027

**EXHIBIT "A"**

Commence at the N.W. Corner of the N .E. 1/4 of the S.W. 1/4 of Section 17, Township 19 South, Range 1 West and run S87deg-02'29"E along the North line of said 1/4- 1/4 section for a distance of 98. 80 feet to the POINT OF BEGINNING; thence N8deg-58'56"W for a distance of 123.78 feet; thence N86deg-49'21 "W for a distance of 73 .74 feet; thence N2deg- 42'07"E for a distance of 165 .00 feet; thence S85deg-32'37"E for a distance of 777 .77 feet to a point on the west right-of-way of U. S. Highway 280 (right-of-way varies), said point also being a point on a curve to the right have a central angle of 1deg-54' 1 7" and a radius of 5579. 58 feet; thence along the arc of said curve and right-of-way of said highway for a distance of 109.46-feet, said curve being subtended by a cord bearing of S4deg-56'47"E and a chord distance of 109.46 feet; thence S3deg-23'43 "W along said right-of-way for a distance of 376.54 feet; thence N87deg-43'19"W and leaving said right-of-way a distance of 582.30 feet to a point on the East right-of-way of a 50 foot Road Reservation (in deed to Henry P Seifert as recorded in the Probate Office of Shelby County, Alabama in Deed Book 120, Page 479); thence N42deg-06'24"W along said reservation for a distance of 106 .68 feet; thence N 8deg-58'56"W and leaving said reservation for a distance of 153 .79 feet to the POINT OF BEGINNING. Said parcel contains 8. 11 acres, more or less. BEING ONE AND THE SAME AND ALSO DESCRIBED AS:

Begin at a point 74 feet east and 121 feet north of the southwest corner of the SE 1/4 of NW 1/4 Sec. 17, Tp. 19 R. 1W., thence southerly to a point 99 feet east of such southwest corner of SE 1/4 of NW 1/ 4; thence southerly along the road reservation to a point 865 feet west of the Florida Short Route Highway right of way which point is 200 feet south of the south line of such SE 1/ 4 of NW 1/4; thence east parallel with the south line of such SE 1/ 4 of NW 1/ 4 865 feet more or less to such right of way, thence northerly along such right of way to a point 121 feet north of the south line of such SE 1/4 of NW 1/ 4, such point being east and opposite the point of beginning; thence west to the point of beginning, containing 6.81 acres more or less, situated partly in such 1/4 of NW 1/4 and a part in NE 1/4 of SW 1/4, Sec. 17, .Tp.19, R. 1 West.

Also: Begin at a point on the west side of Florida Short Route Highway right of way 121 feet north of the south line of SE 1/4 of NW 1/4 Section 17, Township 19, R. 1 W., run thence west to the west line of such SE 1/4 of NW 1/4; thence north along such 40 line 165 feet; thence east at a right angle to such highway right of way; thence southerly along such right of way 165 feet more or less to point of beginning, situated in SE 1/4 of NW 1/4, Sec. 17, Tp. 19, R. 1 W.

### NON-REVOCATION AFFIDAVIT

Before me, the undersigned Notary Public in and for the State of Alabama, County of Shelby, appeared William Marion Bowen, Jr., who having been by me first duly sworn, depose and states as follows:

1. My name is William Marion Bowen, Jr.. I am over the age of twenty-one (21) years, and have personal knowledge of the facts stated herein.
2. On September 6, 2018, Lloyd Reed Wilson appointed me his/her/their attorney-in-fact under a Specific Power of Attorney, recorded at simultaneously herewith in the Probate Office of Shelby County, Alabama.
3. On September 13, 2018, I exercised the above-reference Power of Attorney by executing documents (deed, mortgage, note, settlement statement, affidavits, etc.) relating to the sale of a residence located in Shelby County, Alabama, and being more particularly described as follows:

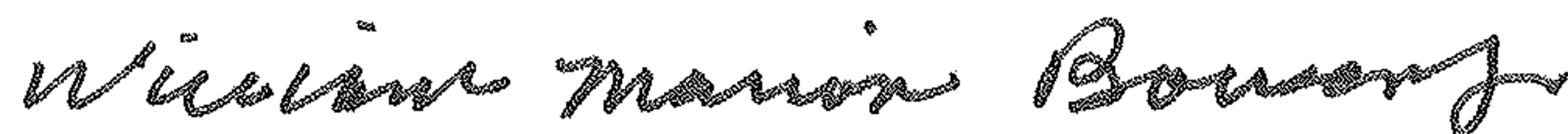
Commence at the N.W. Corner of the N.E. 1/4 of the S.W. 1/4 of Section 17, Township 19 South, Range 1 West and run S87deg-02'29"E along the North line of said 1/4- 1/4 section for a distance of 98.80 feet to the POINT OF BEGINNING; thence N8deg-58'56"W for a distance of 123.78 feet; thence N86deg-49'21 "W for a distance of 73.74 feet; thence N2deg- 42'07"E for a distance of 165.00 feet; thence S85deg-32'37"E for a distance of 777.77 feet to a point on the west right-of-way of U. S. Highway 280 (right-of-way varies), said point also being a point on a curve to the right have a central angle of 1deg-54' 17" and a radius of 5579.58 feet; thence along the arc of said curve and right-of-way of said highway for a distance of 109.46-feet, said curve being subtended by a cord bearing of S4deg-56'47"E and a chord distance of 109.46 feet; thence S3deg-23'43 "W along said right-of-way for a distance of 376.54 feet; thence N87deg-43'19"W and leaving said right-of-way a distance of 582.30 feet to a point on the East right-of-way of a 50 foot Road Reservation (in deed to Henry P Seifert as recorded in the Probate Office of Shelby County, Alabama in Deed Book 120, Page 479); thence N42deg-06'24"W along said reservation for a distance of 106.68 feet; thence N 8deg-58'56"W and leaving said reservation for a distance of 153.79 feet to the POINT OF BEGINNING. Said parcel contains 8.11 acres, more or less.  
BEING ONE AND THE SAME AND ALSO DESCRIBED AS:

Begin at a point 74 feet east and 121 feet north of the southwest corner of the SE 1/4 of NW 1/4 Sec. 17, Tp. 19 R. 1W., thence southerly to a point 99 feet east of such southwest corner of SE 1/4 of NW 1/4; thence southerly along the road reservation to a point 865 feet west of the Florida Short Route Highway right of way which point is 200 feet south of the south line of such SE 1/4 of NW 1/4; thence east parallel with the south line of such SE 1/4 of NW 1/4 865 feet more or less to such right of way, thence northerly along such right of way to a point 121 feet north of the south line of such SE 1/4 of NW 1/4, such point being east and opposite the point of beginning; thence west to the point of beginning, containing 6.81 acres more or less, situated partly in such 1/4 of NW 1/4 and a part in NE 1/4 of SW 1/4, Sec. 17, Tp.19, R. 1 West.

Also: Begin at a point on the west side of Florida Short Route Highway right of way 121 feet north of the south line of SE 1/4 of NW 1/4 Section 17, Township 19, R. 1 W., run thence west to the west line of such SE 1/4 of NW 1/4; thence north along such 40 line 165 feet; thence east at a right angle to such highway right of way; thence southerly along such right of way 165 feet more or less to point of beginning, situated in SE 1/4 of NW 1/4, Sec. 17, Tp. 19, R. 1 W.

4. At the time of the execution of the above mentioned closing documents and exercise of the Power of Attorney, I had no actual knowledge of the termination of the power by revocation or of the death of Lloyd Reed Wilson.

Executed by the undersigned this 13th day of September, 2018.



William Marion Bowen, Jr.

State of Alabama

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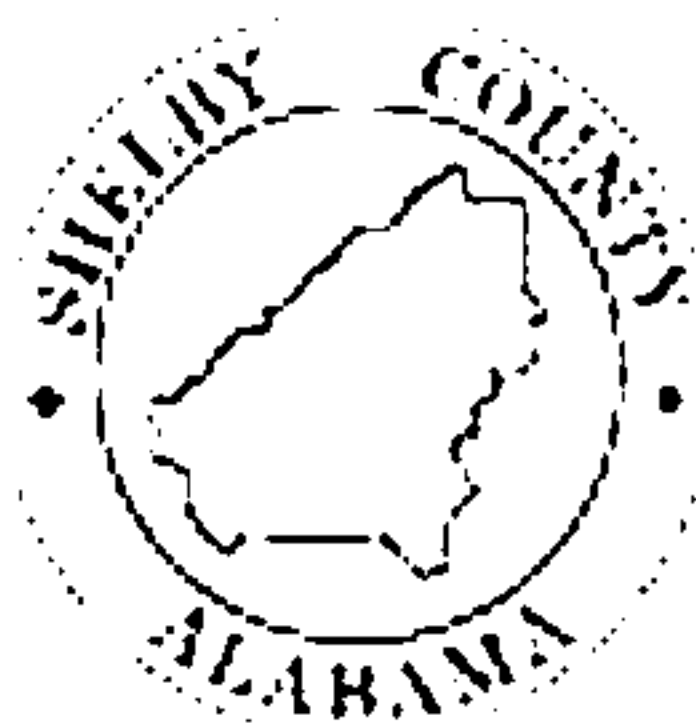
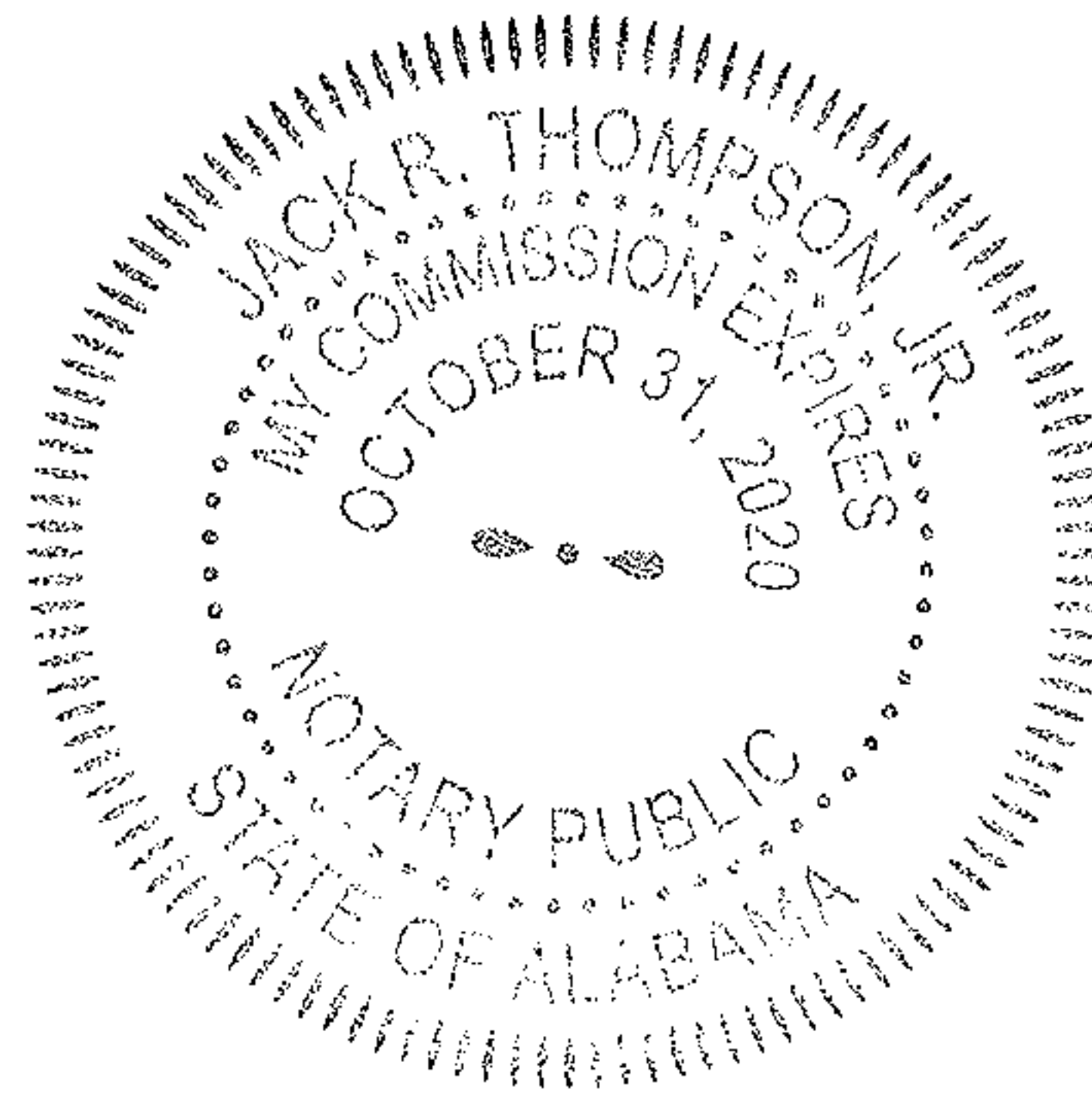
County of Shelby

I, JACK R. THOMPSON JR., a notary for said County and in said State, hereby certify that William Marion Bowen, Jr. whose name is signed to the foregoing instrument, and who are known to me, acknowledged before me on this day that, being informed the contents of said instrument, he executed the same voluntarily on the day the same bears date.

Given under my hand and seal, this the 13th of September, 2018.

  
Notary Public

Commission Expires: 10/31/2020



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
09/26/2018 09:32:11 AM  
\$27.00 CHERRY  
20180926000342710

*Allie S. Beryl*