

POA AFFIDAVIT (Sale)

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09/11/2019 03:09:26 PM
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State of Alabama
County of Shelby

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared Johnny Louis Howton who after being duly sworn, depose and say as follows:

1. My name is Mark Alan Howton. I am presently Attorney in Fact under Specific Durable Power of Attorney for Johnny Louis Howton dated May 20th, 2019.
2. I have signed documents in connection with a sale of property, and in particular a Warranty Deed and other related documents executed under my capacity as Agent under the Power of Attorney for the property described as:

PARCEL 1:

A parcel of land located in the Northeast Quarter of the Northeast Quarter of Section 35 and the Northwest Quarter of the Northwest Quarter of Section 36, all in Township 24 North, Range 15 East, Shelby County, Alabama as described as follows:

Commence at the Northeast corner of said Section 35; Thence run West along North Section line a distance of 135.85 feet; Thence turn left 90 degrees 00 minutes 00 seconds a distance of 886.66 feet; Thence turn right 10 degrees 05 minutes 57 seconds a distance of 182.47 feet; Thence turn left 112 degrees 34 minutes 55 seconds a distance of 79.11 feet, to the point of beginning; Thence turn right 97 degrees 17 minutes 00 seconds a distance of 210.65 feet to the edge of Lay Lake; Thence run along said Lake the following angles and distances; Thence turn left 76 degrees 31 minutes 25 seconds a distance of 28.92 feet; Thence turn left 33 degrees 09 minutes 52 seconds a distance of 28.91 feet; Thence turn left 28 degrees 47 minutes 46 seconds a distance of 62.89 feet; Thence turn left 18 degrees 16 minutes 54 seconds a distance of 58.85 feet; Thence turn left 36 degrees 03 minutes 54 seconds a distance of 63.94 feet; Thence turn right 13 degrees 17 minutes 28 seconds a distance of 20.65 feet; Thence turn left 77 degrees 59 minutes 22 seconds leaving the Lake a distance of 108.78 feet to the point of beginning.

LESS AND EXCEPT that part of the above described property lying below that certain datum plane of 397 feet above mean sea level.

PARCEL 2:

A parcel of land located in the W 1/2 of the NW 1/4 of Section 36 and the E 1/2 of the NE 1/4 of Section 35, all in Township 24 North, Range 15 East, Shelby County, Alabama, described as follows: Commence at the NE corner of said Section 35; thence run West along the North Section line a distance of 186.05 feet; thence turn left 95 deg. 11 mi. 58 sec. a distance of 1053.54 feet to the point of beginning; thence continue last course a distance of 210.65 feet to the edge of Lay Lake; thence run along said Lake the following angles and distances; thence turn right 103 deg. 28 min. 35 sec. a distance of 37.97 feet; thence turn left 48 deg. 00 min. 25 sec. a distance of 74.15 feet; thence turn right 18 deg. 47 min. 06 sec. a distance of 33.93 feet; thence turn left 30 deg. 56 min. 32 sec. a distance of 29.56 feet; thence turn right 24 deg. 59 min. 56 sec. a distance of 26.73 feet; thence turn right 32 deg. 19 min. 41 sec. a distance of 30.58 feet; thence turn right 27 deg. 13 min. 07 sec. a distance of 39.08 feet; thence turn right 30 deg. 06 min. 23 sec. a distance of 35.84 feet; thence turn right 20 deg. 24 min. 01 sec. a distance of 42.45 feet; thence turn right 32 deg. 51 min. 03 sec. a distance of 63.24 feet; thence turn right 14 deg. 45 min. 02 sec. a distance of 43.11 feet; thence turn right 48 deg. 21 min. 40 sec. a distance of 23.98 feet; thence turn right 29 deg. 10 min. 19 sec. a distance of 30.44 feet; thence turn left 51 deg. 24 min. 57 sec. a distance of 15.30 feet; thence turn left 62 deg. 49 min. 36 sec. a distance of 52.35 feet; thence turn left 26 deg. 02 min. 27 sec. a distance of 37.89 feet; thence turn right 51 deg. 12 min. 51 sec. a distance of 32.64 feet; thence turn right 34 deg. 33 min. 24 sec. a distance of 75.52 feet; thence turn right 45 deg. 34 min. 30 sec. a distance of 50.10 feet; thence turn left 51

deg. 25 min. 37 sec. a distance of 12.26 feet; thence turn left 42 deg. 38 min. 28 sec. a distance of 48.02 feet; thence turn right 07 deg. 21 min. 46 sec. a distance of 60.67 feet; thence turn right 56 deg. 58 min. 46 sec. a distance of 27.44 feet; thence turn right 22 deg. 57 min. 02 sec. a distance of 18.79 feet; thence turn right 45 deg. 43 min. 45 sec. a distance of 35.21 feet; thence turn left 62 deg. 08 min. 40 sec. a distance of 39.29 feet; thence turn right 30 deg. 28 min 25 sec. a distance of 35.20 feet; thence turn right 27 deg. 17 min. 30 sec. a distance of 52.60 feet; thence turn right 41 deg. 22 min. 26 sec. a distance of 215.31 feet; thence turn left 22 deg. 05 min. 43 sec. a distance of 45.72 feet; thence turn right 26 deg. 44 min. 24 sec. leaving the Lake a distance of 150.29 feet to the Point of Beginning.

ALSO, a 30 foot easement for the purpose of ingress, egress and utilities, between the above described property and the public road.

LESS AND EXCEPT that part of the above described property lying below that certain datum plane of 397 feet above mean sea level.

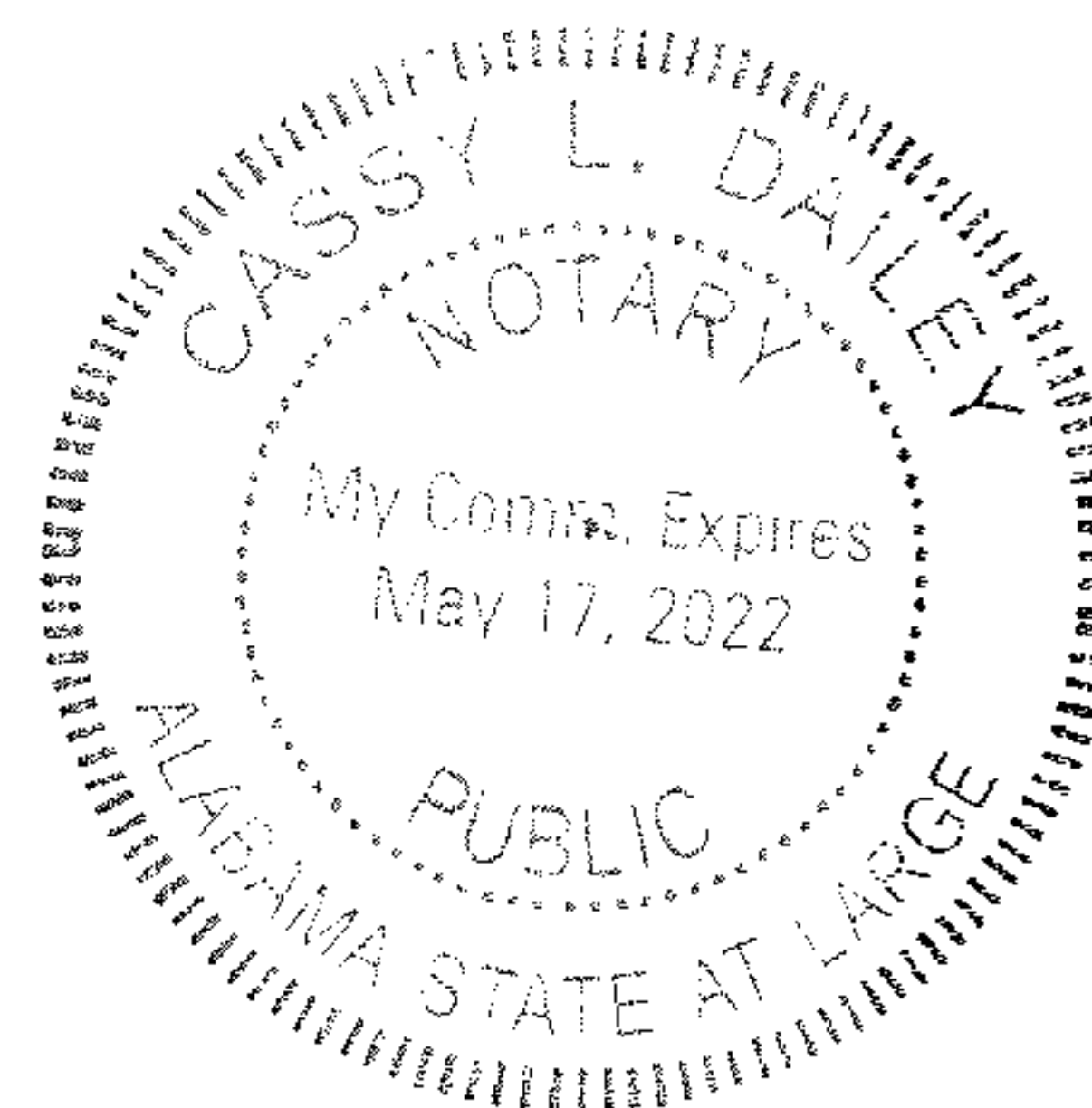
3. I have had contact with Johnny Louis Howton prior to my signing the closing documents. I am aware that he/she/they is/are alive and well, and competent and has/have not rescinded his/her/their Power of Attorney, which is still in full force and effect. He/she/they is/are aware of my executing the closing documents and especially the Warranty Deed and other closing documents.

Mark Alan Howton
Mark Alan Howton

Subscribed to and sworn to before me on this 29th day of August, 2019.

Cassy L. Dailey
Notary Public Cassy L. Dailey

My Commission expires: 5-17-22



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
09/11/2019 03:09:26 PM
\$25.00 CHARITY
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Allen S. Bayl