

Prepared By: Gilmer T. Simmons

DURABLE POWER OF ATTORNEY
(Specific and Limited)

STATE OF ALABAMA
SHELBY COUNTY

This power of attorney shall not be affected by disability, incompetency, or incapacity of the principal in accordance with Alabama Code Section 26-1-2 (1975).

1. APPOINTMENT OF ATTORNEY IN FACT. I, **Susan Carole Harlan**, as principal ("Principal"), a resident of the State and County aforesaid, have made, constituted and by these presents to make, constitute and appoint, **Louis A. Baverso** as my true and lawful agent and attorney-in-fact ("Agent") to do and perform any and all acts, to take any actions and execute any documents in connection with the purchase of the property for no more than **One Million Seven Hundred Fifty Thousand and 00/100 Dollars (\$1,750,000.00)** described as:

PARCEL I:
Lot 67-A, according to the Resurvey of Lots 65, 66 and 67 of South Lake, First Addition, as recorded in Map Book 25, page 145, in the Probate Office of Shelby County, Alabama.

PARCEL II:
Lot 68, according to the Survey of Southlake First Addition, as recorded in Map Book 14, page 31, in the Probate Office of Shelby County, Alabama.

also known as: 2112 Natalie Lane, Birmingham, AL 35244

including signing a promissory note and mortgage in favor of PNC Bank, N.A. encumbering said property not to exceed **One Million Four Hundred Thousand and 00/100 Dollars (\$1,400,000.00)**, as I may do in my own stead. This Power of Attorney shall be valid and of full force and effect for thirty (30) days from the date of execution of this Power of Attorney.

2. EXECUTION AND DELIVERY. The execution and delivery by Agent of any check, draft, conveyance, paper, deed, instrument or document in my name and behalf shall be conclusive evidence of Agent's approval of the consideration therefor, and of the form and contents thereof, and that Agent deems the execution thereof in my behalf necessary and desirable.

3. RELIANCE ON AUTHORITY. Any person, firm or corporation dealing with Agent under the authority of this instrument is authorized to deliver to Agent all consideration of every kind or character with respect to this transaction so entered into by the Agent and shall be under no duty or obligation to see to or examine into the disposition thereof. Third parties may rely upon the representation of Agent as to all matters relating to any power granted to Agent, and no person who may act in reliance upon the representation of Agent or the authority granted to Agent shall incur liability to me or my estate as a result of permitting Agent to exercise any power.

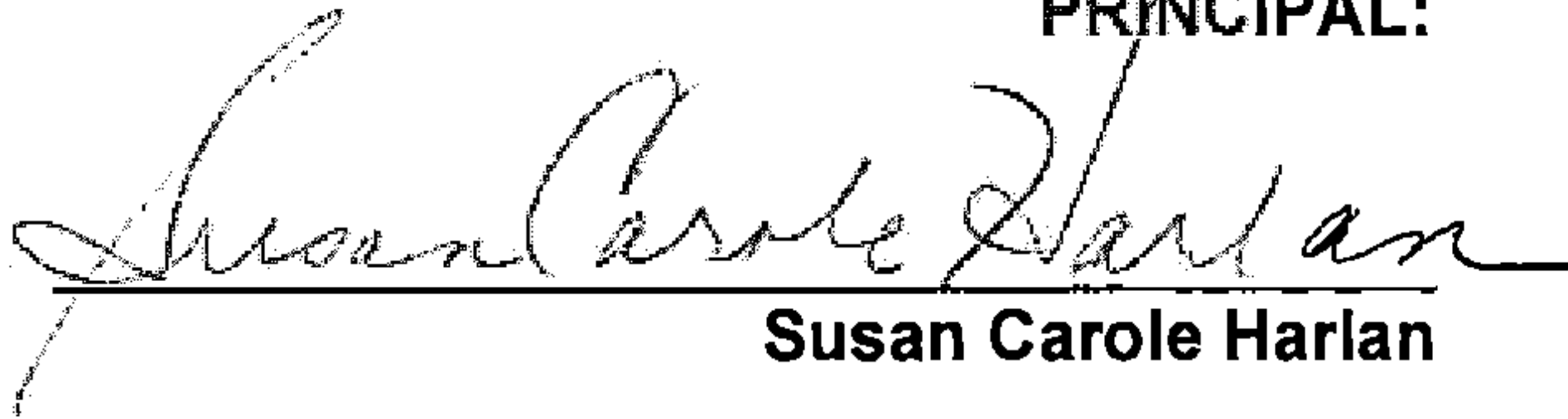
4. LIMIT ON AGENT'S AUTHORITY. The authority of the Agent is specific and limited as set out above.

5. EFFECTIVE DATE OF AGENT'S AUTHORITY. This Specific and Limited Durable Power of Attorney shall become effective upon its execution by the Principal and delivery to the Agent.

IN WITNESS WHEREOF, I, as Principal, have executed this Specific and Limited Durable Power of Attorney.

Dated this the 30 day of November, 2023.

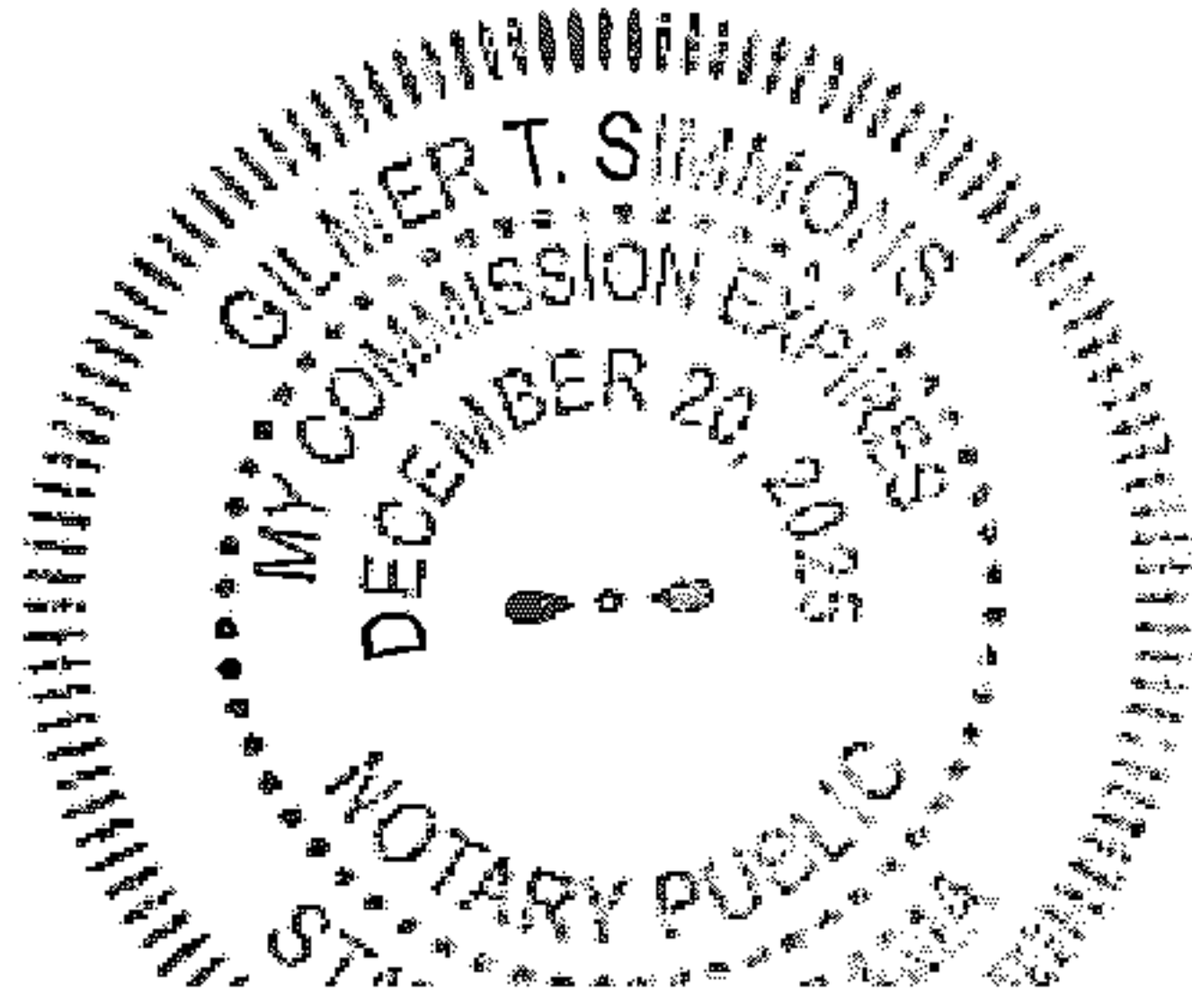
PRINCIPAL:

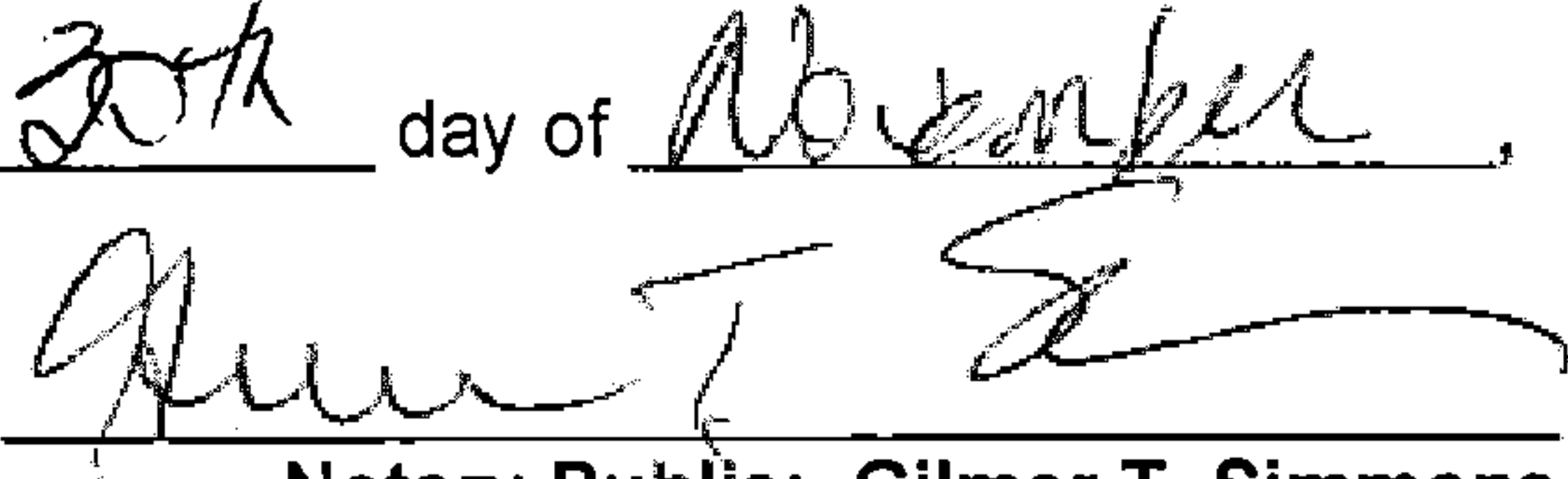

Susan Carole Harlan

STATE OF ALABAMA
JEFFERSON COUNTY

I, the undersigned Notary Public in and for said County, in said State, hereby certify that **Susan Carole Harlan**, whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that being informed of the contents of the limited power of attorney, **she** executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this 30th day of November, 2023.




Notary Public: Gilmer T. Simmons
My Commission expires: 12/20/2025

Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
12/07/2023 01:27:11 PM
\$22.00 BRITTANI
20231207000353450

Alii S. Byrd