

STATE OF ALABAMA

JEFFERSON COUNTY

1113

DURABLE POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS:

That I, Urai Unnoppetchara, residing in the City of Birmingham, County of Jefferson, State of Alabama, do hereby nominate, constitute, and appoint Kumjad Unnoppetchara, residing in the City of Birmingham, County of Jefferson, State of Alabama, my true and lawful attorney-in-fact for me and in my name, place, and stead and for my use and benefit:

To execute a deed to my property located at 1350 Atkins-Trim Boulevard, Birmingham, Alabama 35226, pursuant to that certain contract dated November 9, 1984, wherein Land Developers Construction Company, Inc. is the seller and Kumjad Unnoppetchara and Urai Unnoppetchara are the purchasers, which said property is more particularly described as Lot 1, Block 2, Survey of Pinewood, as recorded in Map Book 19, page 4, in the Office of the Judge of Probate of Jefferson County, Alabama, Bessemer Division, and to execute such other instruments as may be deemed appropriate by my attorney-in-fact to accomplish the conveyance by me of my interest in said property to Land Developers Construction Company, Inc.

To execute and deliver in favor of Central Bank of the South a promissory note in the amount of \$200,000.00 together with a mortgage securing same upon that certain lot which is located at 1924 Forest Knoll Drive in Riverchase, in Shelby County, Alabama, and more particularly described as Lot 609, Riverchase Country Club, 14th Sector, as recorded in Map Book 8, page 154, in the Office of the Judge of Probate of Shelby County, Alabama, together with such other instruments as my attorney-in-fact shall deem appropriate including, but not limited to, truth-in-lending statement, HUD-1 settlement statement, lien waiver, and judgment lien affidavit.

To execute and deliver any and all instruments as my attorney-in-fact may deem necessary or appropriate to perform my obligations pursuant to the November 9, 1984, contract as aforesaid, a copy of which is attached hereto as Exhibit "A," or any transaction associated therewith, and to receive and disburse all closing proceeds in connection therewith.

To execute and deliver, on such terms and conditions as my attorney-in-fact shall deem appropriate, a contract for sale, deed, closing statement, lien waiver, and any and all other documents in connection with or to accomplish the sale of my property described as Lot 2, Survey of Parkview, as recorded in Map Book 7, page 44, in the Office of the Judge of Probate of Shelby County, Alabama, together with such other instruments as he may deem appropriate in connection therewith.

BOOK 012 PAGE 740  
✓ CHARLES A. J. BEAVERS, JR.  
ATTORNEY AT LAW  
813 Shades Creek Pkway Suite 203  
BIRMINGHAM, AL 35209

To ask, demand, sue for, recover, collect, and receive all sums of money, debts, dues, accounts, legacies, bequests, interest, dividends, annuities, and demands whatsoever as are now or shall hereafter become due, owing, payable, or belonging to me and have, use, and take all lawful ways and means in my name or otherwise for the recovery thereof by attachments, arrests, distress, or otherwise and to compromise and agree to the same and give acquittances or other sufficient discharges for the same;

To make, seal, deliver, bargain, contract, agree for, purchase, receive, and take lands, tenements, and hereditaments and accept the possession of all lands, deeds, and other assurances in the law therefor and to lease, let, demise, bargain, sell, remise, release, convey, mortgage, and hypothecate lands, tenements, and hereditaments upon such terms and conditions and under such covenants as he shall think fit;

To bargain and agree to buy, sell, mortgage, hypothecate, and in any and every way and manner deal in and with goods, wares, merchandise, choses in action, and other property in possession or in action, and to make, do, and transact all and every kind of business of whatsoever nature and kind;

And also for me and in my name and as my act and deed to sign, seal, execute, deliver, and acknowledge such deeds, leases, mortgages, hypothecations, bills of lading, bills, bonds, notes, receipts, evidence of debt, releases, and satisfaction of mortgage, judgments, and other debts and such other instruments in writing of whatsoever kind and nature as may be necessary and proper in the premises;

GIVING AND GRANTING unto my said attorney-in-fact full power and authority to do and perform every act necessary, requisite, or proper to be done in and about the premises as fully as I might or could do if personally present, with full power of substitution and revocation, hereby ratifying and confirming all that my said attorney shall lawfully do or cause to be done by virtue hereof.

This power of attorney shall not be affected by my subsequent disability, incompetency, or incapacity.

This power of attorney shall be irrevocable through and including the 6th day of February, 1985.

IN WITNESS WHEREOF, I have hereunto signed my name on this 21 day of Nov. 1984, 1984.

Urai Unnoppetchaya  
Urai Unnoppetchaya

SIGNATURE ACKNOWLEDGED  
IN THE PRESENCE OF:

Brenda L. Ashburn  
Witness

Charles R. Bowers  
Witness

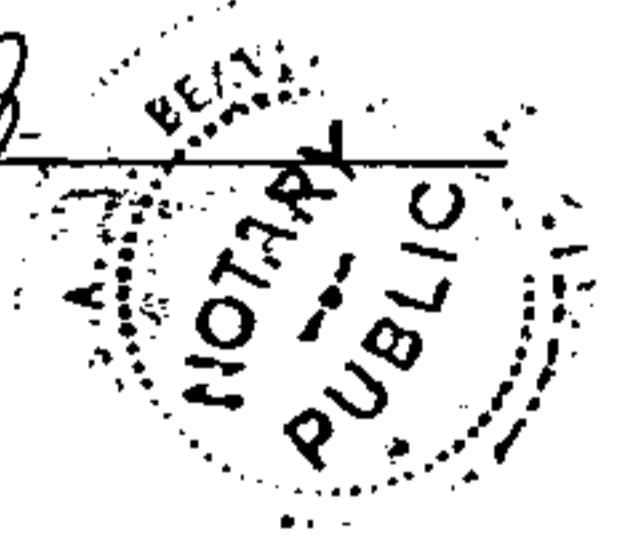
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STATE OF ALABAMA  
JEFFERSON COUNTY.

I, the undersigned, a notary public in and for said county in said state, hereby certify that Urai Unnoppetchara, whose name is signed to the foregoing General Power of Attorney, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, she executed the same voluntarily on the day the same bears date.

Given under my hand and seal this 21<sup>st</sup> day of November, 1984.

Charles R. Bowers  
Notary Public



STATE OF ALA. CHELSEA CO.  
INSTRUMENTS  
1984 DEC 27 PM 2:31  
JUDGE OF THE STATE

Recd 7.50  
Ind 1.00  
8.50