

\$4.00  
5.00  
\$9.00

1988

FHLMC# 367586320

PREVIOUS OWNER William E. Peters

STATE OF ALABAMA  
COUNTY OF WALKER

**SPECIAL POWER OF ATTORNEY**

KNOW ALL MEN BY THESE PRESENTS:

THAT FIRST FEDERAL OF AL, F.S.B.  
("Seller/Service"), a CORPORATION organized  
and existing under the laws of ALABAMA  
and having its principal office at 1811 2nd Ave, Jasper, AL 35501

, does hereby constitute and appoint the **FEDERAL HOME  
LOAN MORTGAGE CORPORATION**, a corporation organized and existing under the laws of the  
United States, its true and lawful **ATTORNEY IN FACT**, to grant, bargain, sell, convey,  
lease of contract for the sale and conveyance or lease of the following described  
property ("Property"), to wit: A parcel of land in the SW 1/4 of the NE 1/4 of Section 21, Township 19 South,  
Range 2 West, Shelby County, Alabama, more particularly described as  
follows:

Begin at the SE Corner of said 1/4-1/4 Section and run West along the South  
Boundary thereof for a distance of 431.90 feet; thence turn an angle to  
the right of 44° 26' 57" and run in a Northwesterly direction for a dis-  
tance of 306.70 feet to the Southeast boundary of Indian Crest Drive;  
thence turn an angle to the right of 89° 01' 04" to tangent and run in a  
Northeasterly direction along said boundary and along a curve to the left,  
said curve having a central angle of 2° 21' 12" and a radius of 1890.85  
feet, for a distance of 77.66 feet to the end of said curve; thence con-  
tinue in a Northeasterly direction along said boundary tangent to said  
curve for a distance of 192.89 feet; thence turn an angle to the right  
of 90° 22' 52" and run in a Southeasterly direction for a distance of  
630.00 feet to the point of beginning of the property herein described,  
containing 3.02 acres, more or less.

Street Address: 418 Indian Crest Road  
Helena, AL 35080

AND SAID ATTORNEY IN FACT is authorized to grant, bargain,  
convey, sell, lease or contract for the sale and conveyance or lease of any or all of  
the Property to any person for such price or prices or rental, and on such terms and  
conditions, as said Attorney in Fact may deem proper, and in the name of the Seller/  
Service to make, execute, acknowledge and deliver a good and sufficient deed or deeds  
of conveyance, lease or other instruments necessary to effect such sale, conveyance,  
lease or agreement.

1. The Seller/Service grants to said Attorney in Fact full power  
and authority to perform all acts to be done in and about the Property, as the Seller/  
Service could do, if personally present.
2. The Seller/Service authorizes said Attorney in Fact to take any  
and all action necessary or desirable to market and sell or lease the Property, including  
but not limited to the selection and retention of a real estate broker, the acquisition  
of appraisals and market survey, the repair or rehabilitation of the Property, the  
negotiation of the sale or lease, the settlement of the sale, and the execution of any  
instruments or documents necessary or desirable in the exercise of the rights and powers  
herein granted.
3. The Seller/Service authorizes said Attorney In Fact to request  
demand, sue for, collect, recover, and receive all monies which may become due and  
owing to the Seller/Service by reason of such sale and conveyance or lease, whether by  
deed, contract, lease, or other instrument.
4. The Seller/Service gives to said Attorney in Fact full power and  
authority to appoint a substitute to perform any of the acts that said Attorney in Fact  
is by this instrument authorized to perform, with the right at said Attorney in Fact's  
pleasure to revoke such appointment of a substitute.
5. The Seller/Service hereby revokes all powers of attorney heretofore  
made by the Seller/Service authorizing any person to do any act relative to the Property,  
or any part thereof, hereby ratifying and confirming whatsoever the herein appointed  
Attorney in Fact, or any substitutes appointed by the Attorney In Fact, may do by virtue  
hereof.
6. All rights, powers, and authority of said Attorney In Fact to  
exercise any and all of the rights and powers herein granted shall commence and be in  
full force and effect on December 22, 1988, and such rights, powers and authority  
shall remain in full force and effect thereafter until the conclusion of the settlement  
of the sale of the Property.

289 115

Corley, marts

IN WITNESS WHEREOF, Seller/Service has caused this Special Power of Attorney to be duly executed by its duly authorized corporate officers, and its corporate seal affixed hereto, this the 22nd day of DECEMBER, 1989.

Signed, Sealed and delivered in the presence of:

William F. Dodson

Witness

Kenner Kelly

Witness

"SELLER/SERVICER"

First Federal of AL. F.S.B.  
1811 2nd AVE. Jasper, AL 35501

BY:

Mary Jo Gunter

TITLE: President, Administration Director  
Service Corporation

ATTEST: Carmen A. Sparks

TITLE: Vice President, Servicing

(SELLER SERVICE SEAL)

BOOK 289 PAGE 116

STATE OF ALABAMA

COUNTY OF Walker

I, an officer duly authorized in the State of ALABAMA to take acknowledgements, hereby certify that on this day before me personally appeared Mary Jo Gunter President Administration, to be known and known to be the person described in and who executed the foregoing instrument as Servicing Manager and Asst. Servicing manager of Seller/Service, and they acknowledged before me that they executed the same as such officers in the name and on behalf of Seller/Service pursuant to proper corporate authorization.

Witness my hand and Official Seal in Walker County, Alabama, this 22nd day of December, 1989.

My commission Expires:

June 10, 1994

Donnie L. Love  
NOTARY PUBLIC

NOTARY SEAL

STATE OF ALA. SHELBY CO.  
I CERTIFY THIS  
INSTRUMENT WAS FILED  
90 APR 30 AM 11:37

Thomas A. Jamison, Jr.  
JUDGE OF PROBATE

|                  |         |
|------------------|---------|
| 1. Dead Tax      | \$      |
| 2. Mtg. Tax      | \$      |
| 3. Recording Fee | \$ 5.00 |
| 4. Indexing Fee  | \$ 5.00 |
| 5. No Tax Fee    | \$ 1.00 |
| 6. Certified Fee | \$      |
| Total            | \$ 9.00 |