

Florida
STATE OF ALABAMA)

SHELBY COUNTY) ESCAMBIA

20030108000016900 Pg 1/2 14.00
Shelby Cnty Judge of Probate, AL
01/08/2003 13:16:00 FILED/CERTIFIED

POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS, that I, **KAREN S. AVERY**, do hereby nominate, constitute and appoint **PHILLIP J. AVERY SR.**, my true and lawful Attorney-in-Fact for me and in my name, place, and stead, to sell and convey the hereinafter described real estate for such price or prices (or other considerations) and on such terms and conditions as my Attorney-in-Fact shall think best and to execute, acknowledge, and deliver good and sufficient real estate sales contracts, deeds and conveyances for the same with such covenants and warranties as he may determine and to execute deeds, conveyances, interim license to enter land and any and all closing papers or other documents regarding the sale of the following described real estate being situated in Shelby County, Alabama:

Lot 17, Block 1 Plantation South Subdivision, First Section, Book 7, Page 173,
Shelby County, Alabama. (4343 Morningside Drive, Helena, Alabama)

I further grant to my said Attorney-in-Fact the right generally to act in the premises as effectively as I could do if personally present, hereby ratifying and confirming all that my said Attorney-in-Fact shall lawfully do by virtue hereof.

I further grant to my Attorney-in-Fact the right to collect any and all proceeds from the sale of the above-described real property and to accept, on my behalf and in my stead, all sums of money, debts, mortgage payments, interest payments or other proceeds of whatsoever nature.

I further grant to my Attorney-in-Fact full power and authority to demand, sue for, recover, collect and receive, hold and possess all sums to which we may be entitled arising from the sale of the above-described real property and to retain counsel and attorneys on my behalf to appear for me in all actions and proceedings necessary to collect all amounts due me

arising from the sale or financing thereof. This Specific Power of Attorney shall be construed as a "Durable Power of Attorney" as defined in 26-1-2, Code of Alabama (1975) and shall not be affected by my incompetency or incapacity.

The rights, powers and authority of my Attorney-in-Fact to exercise any and all of the rights and powers herein granted shall commence and be in full force and effect as of the date hereof and shall remain in full force and effect until the same is terminated by the undersigned in writing.

IN WITNESS WHEREOF, I have hereunto set my hand on this the 2nd day of

1812
Jan., ~~2002~~ 2003

Karen S. Avery AL. DRIVERS Lic.
KAREN S. AVERY.

SWORN to and subscribed before me on this the 2nd day of JAN, ~~2002~~ 2003 *(JP)*

Judy P. Roberts
NOTARY PUBLIC

THIS DOCUMENT PREPARED BY:

J. Noah Funderburg
Attorney at Law
1610 Harmony Lane
Tuscaloosa, Alabama 35406

JUDY P. ROBERTS
Notary Public, State of Florida
My comm. expires March 26, 2004
Comm. No. CC 910239