20050502000207950 1/1 $11.00
Shelby Cnty Judge of Probate,AL
05/02/2005 12:10:25PM FILED/CERT

SPECIAL DURABLE POWER OF ATTORNEY

I, Robert J. Bentley of 11 Ridgeland, City of Tuscaloosa, County of Tuscaloosa, State of Alabama, do hereby appoint Matthew B. Bentley of , City of Kansas, County of Jackson, State of Missouri, as my lawful attorney-in-fact, for me in my name, place, and stead, and for my use and benefit:

To purchase the real property located at 105 Sterling Oaks Drive, more particularly described as follows:

Unit 105, according to survey of Sterling Oaks Condominium, a Condominium, in Shelby County, Alabama, as established by that certain Declaration of Condominium as recorded in Instrument 20040316000134350, and First Amendment to Declaration of Condominium as recorded in Instrument 20040701000364570, and Articles of Incorporation of Sterling Oaks Owners Association, Inc. as recorded in Exhibit C of the Declaration of Condominium, and the By - Laws of Sterling Oaks Owners Association as recorded in Exhibit D of the Declaration of Condominium, together with an undivided 1/60 interest in the common elements of Sterling Oaks Condominium, a Condominium, as set out in the Declaration of Condominium and according to the survey of Sterling Oaks Condominium, a Condominium, recorded in Map Book 33, page 101 A thru D, in the Probate Office of Shelby County, Alabama.

for such price and on such terms and conditions as **he** shall deem proper, including the execution of any and all documents necessary to complete the loan in the amount of **$118,195.00** with **Regions**, such as, but not limited to notes, mortgages, statements required by the Federal Truth-in-Lending law, FHA or VA Forms, disclosure statements, RESPA forms, FNMA 1009, loan modification agreements for the purpose of increasing the interest charged on any loans being assumed, and any and all other documents appropriate to complete the closing of the purchase of the above described property.

To enter into any contract or contracts for the purchase of said premises, or any part thereof, with such persons and on such terms as **he** shall in **his** discretion elect and to execute, acknowledge, and deliver any such contracts or documents that may be required for acquisition of said property or any part thereof or of any interest therein.

GIVING AND GRANTING, unto said attorney full power and authority to do and perform all and every act, deed, matter, and thing whatsoever in and about my estate, property, and affairs as fully and effectually to all intents and purposes as I might or could do in my own proper person if personally present, the above specially enumerated powers being in aid and exemplification of the full, complete, and general power herein granted, and not in limitation or definition thereof; and hereby ratifying all that my said attorney shall lawfully do or cause to be done by virtue of these presents.

And I hereby declare that any act or thing lawfully done hereunder by my said attorney shall be binding on myself, and my heirs, legal and personal representatives, and assigns; whether the same shall have been done before or after my death, or other revocation of this instrument, unless and until reliable intelligence or notice thereof shall have been actually received by my attorney. Further, this power of attorney shall not be affected by disability, incompetency, or incapacity of the principal it being my intention this document constitutes a special durable power of attorney.

IN WITNESS WHEREOF, I have hereto set my hand and seal this the 22 day April, 2005.

Matthew B. Bentley

Matthew B. Bentley

State of MISSOURI
County of Jackson

I, the undersigned, in and for said County in said State, hereby certify that Matthew B. Bentley , whose name is signed to the foregoing Special Durable Power of Attorney and who is known to me, acknowledged before me on this day that, being informed of the contents of the Special Durable Power of Attorney, **he** executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND OFFICIAL SEAL THIS THE 22nd DAY OF APRIL, 2005.

Stephanie Keen

Notary Public
My commission expires:

" NOTARY SEAL "
Stephanie Keen , Notary Public
Clay County, State of Missouri
My Commission Expires 11/18/2008
Commission Number 04470599