

STATE OF ALABAMA
COUNTY OF Shelby

DURABLE SPECIAL POWER OF ATTORNEY

I/We, MELISSA RENEE WAGNER do hereby appoint CHAD BEASLEY as my true and lawful attorney-in-fact, for us and in our name, place and stead, and for our use and benefit: To execute all documents and instruments, including the HUD1 Closing Statement, IRS 1099 Form and other miscellaneous required documents and should there be any changes to the Deed or Lien Waiver, in connection with the sale of property located at 200 Piney Woods Lane, Helena, AL 35080 and more particularly described as follows, to-wit:

Lot 505, according to the Survey of the Final Plat of Riverwoods, Fifth Sector, Phase 1, as recorded in Map Book 32, Page 141, in the Office of the Judge of Probate of Shelby County, Alabama.

On such terms and conditions as he may deem necessary and proper, to sign, execute and deliver, in our name or otherwise, such instruments as may be required in connection with conveying said property, and to do such other acts as we might do in conveying said property.

We further give and grant unto my said attorney-in-fact full power and authority to do and perform every act necessary and fully as we might or could do if personally present, with full power of substitution and revocation, hereby ratifying and confirming all that our said attorney shall lawfully do or cause to be done by virtue hereof.

This Power of Attorney is granted for a period of 180 days and shall become effective on the 20th day of August, and shall terminate one hundred eighty (180) days thereafter.

This Power of Attorney shall not be affected by my disability, incompetency or incapacity.

Executed this the 20th day of August.

Melissa Wagner

STATE OF ALABAMA Texas
COUNTY OF Bern's

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that MELISSA RENEE WAGNER, whose names are signed to the foregoing Durable Special Power of Attorney, and who are known to me, acknowledged before me on this day, that, being informed of the contents of the said Durable Special Power of Attorney, they executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 20 day of August

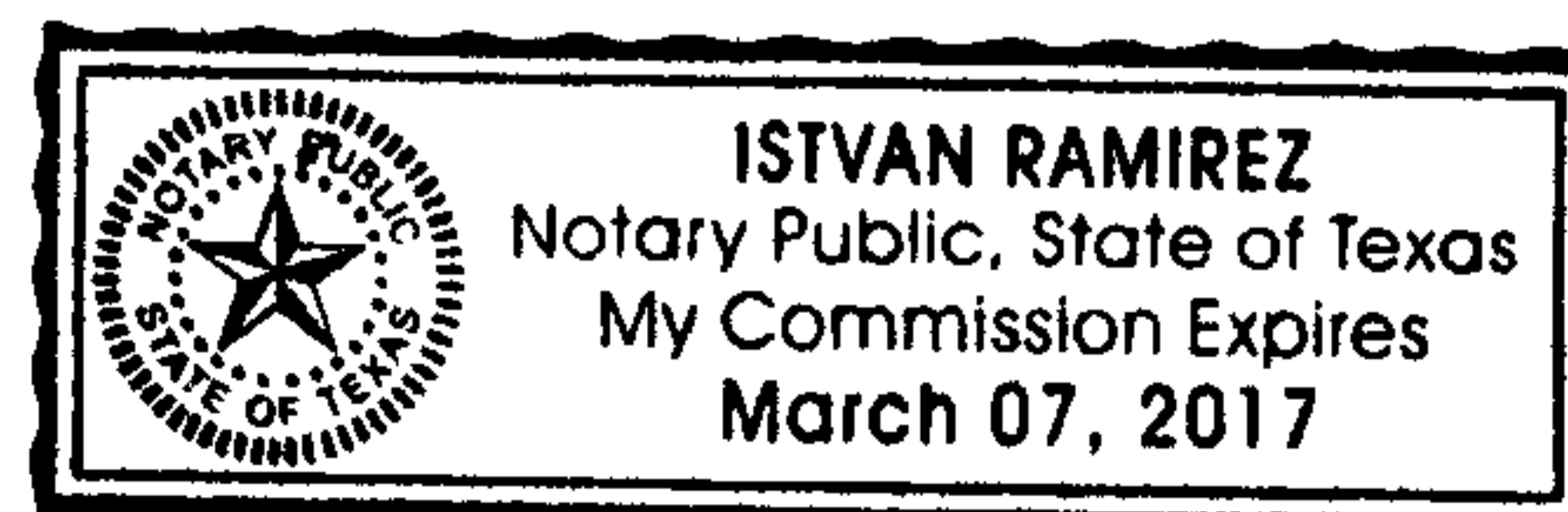
Notary Public

Print Name: Istvan Ramirez

Commission Expires: March 07 2017



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Shelby Cnty Judge of Probate, AL
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