

State of Alabama )  
Shelby County )

20160107000007120  
01/07/2016 03:13:50 PM  
POA 1/4

### SPECIFIC POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS, which are intended to constitute a Specific Power of Attorney, that Raffaele Clemente and Marisela Clemente, the undersigned, do hereby make, constitute and appoint Giuseppe Clemente, as our true and lawful Attorney-in-Fact, for us and in our name, place and stead, and on our behalf and for our use and benefit specifically in regard to the following:

To exercise or perform any act, power, duty, right of obligation whatsoever that we now have, or may hereafter acquire the legal right, power, or capacity to exercise or perform in connection with, arising from, or relating to the sale (X) or purchase ( ) of that certain real estate more particularly described below:

See Exhibit "A" attached hereto.

Property Address: 109 Hidden Creek Parkway  
Pelham, Alabama 35124

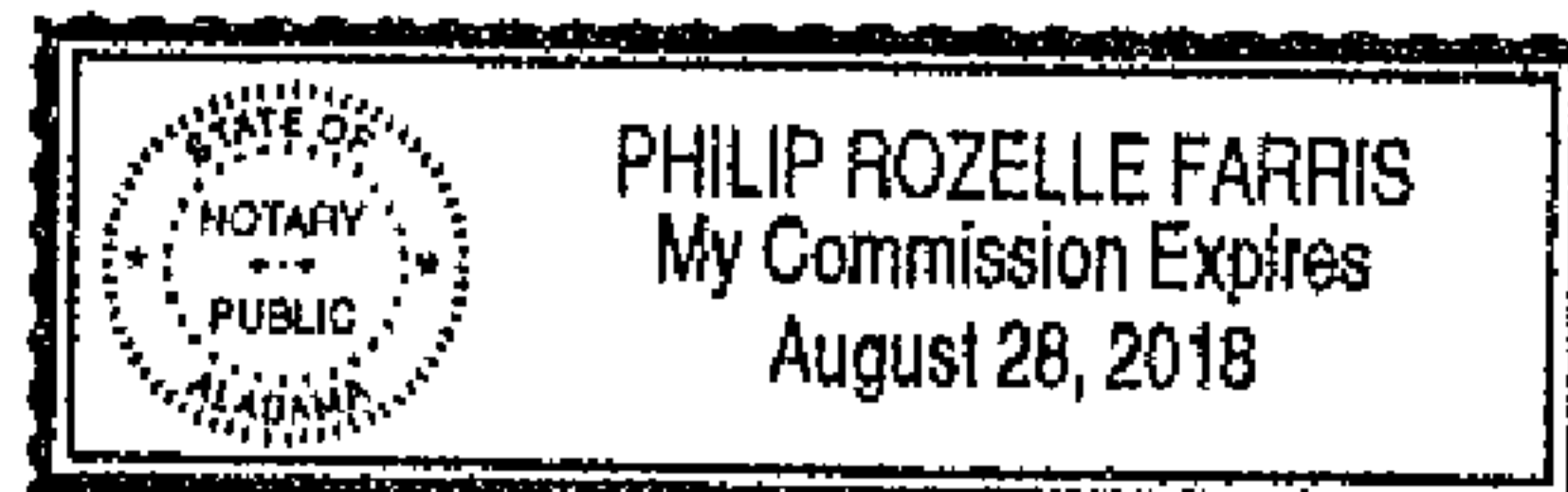
Sales Price: \$ 128,000.00

We hereby granting to our said Attorney-in-Fact the right to execute any and all necessary documents for the selling (X) purchase ( ) of the above reference real estate and giving the Attorney-in-Fact the right to execute any and all documents necessary in regard to the selling/purchase of said real estate.

This instrument is to be construed and interpreted as a Specific Power of Attorney.

The rights, powers and authority of our said Attorney-in-Fact herein granted shall commence and be in full force and effect on 12/22/15, the authority conferred herein shall not be affected by disability, incompetency, or incapacity of the said principal, Raffaele Clemente and Marisela Clemente, individually; and such rights, powers and authority shall remain in full force and effect until the sale powers and authority shall remain in full force and effect until the sale of said real estate as referenced above by the Attorney-in-Fact signing all of the documents in regard to said sale, and for a period of ninety (90) days after said signing. Any action taken in good faith pursuant to the foregoing authority without actual knowledge of my death, shall be binding upon me, my heirs, assigns and personal representatives. The undersigned grantor of this Specific Power of Attorney herein specifically grants to Giuseppe Clemente, the power and right to act on the grantor's behalf to sell and sign any and all documents necessary to transact the sale of the above reference real estate.

IN WITNESS WHEREOF, as Principal, Raffaele Clemente and Marisela Clemente, is signing this Specific Power of Attorney this the 01/07 day of December, 2015, and we have directed that photographic copies of this power be made which shall have the same force and effect as an original.



  
Raffaele Clemente

  
Marisela Clemente

State of Alabama  
Montgomery County

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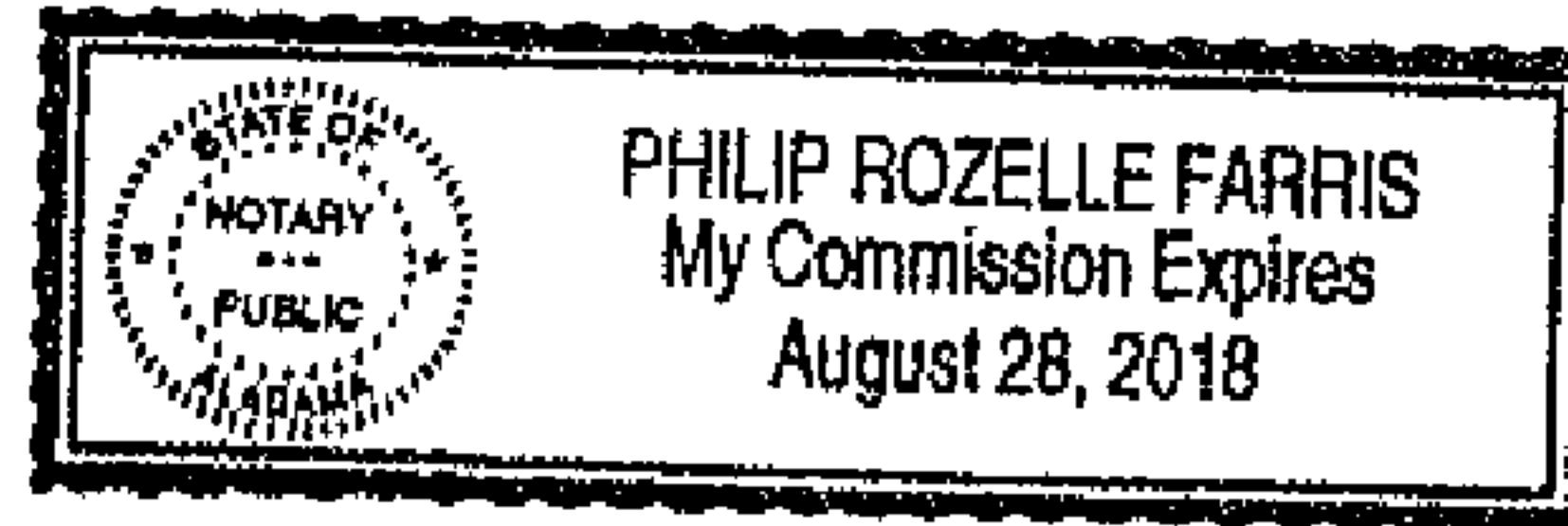
I, the undersigned authority, a Notary Public, in and for said County, in said State, hereby certify that Raffaele Clemente and Marisela Clemente, whose names are signed to the foregoing Power of Attorney and who are known to me, acknowledge before me on this day that being informed of the contents of said Power of Attorney, they executed the same voluntarily and as thier act on the day of the same bears date.

Give under my hand and official seal this the 9<sup>th</sup> day of December, 2015

Philip Rozelle Farris

Notary Public

My Commission Expires:



This Instrument Was Prepared By:  
The Law Office of Jack R. Thompson, Jr., LLC  
3500 Colonnade Parkway, Suite 350  
Birmingham, AL 35243

20160107000007120, 01/07/2016 03:13:50 PM POA 3/4  
Exhibit "A"

Lot 128, according to the Survey of Phase One, Hidden Creek III, as recorded in Map Book 26, Page 13, in the Probate Office of Shelby County, Alabama.

NON-REVOCATION AFFIDAVIT


Before me, the undersigned Notary Public in and for the State of Alabama, County of Shelby, appeared Giuseppe Clemente, who having been by me first duly sworn, depose and states as follows:

- 1) My name is Giuseppe Clemente. I am over the age of twenty-one (21) years, and have personal knowledge of the facts stated herein.
- 2) On 12/09/2015, Raffaele Clemente and Marisela Clemente appointed me his/her/their attorney-in-fact under a Specific Power of Attorney, recorded at Bk: \_\_\_\_\_ Pg: \_\_\_\_\_ in the Probate Office of Shelby County, Alabama.
- 3) On 12/22/15, I exercised the above-reference Power of Attorney by executing documents (deed, mortgage, note, settlement statement, affidavits, etc.) relating to the sale/purchase/refinance of a residence located in Shelby County, Alabama, and being more particularly described as follows:

**Lot 128, according to the Survey of Phase One, Hidden Creek III, as recorded in Map Book 26, Page 13, in the Probate Office of Shelby County, Alabama.**

- 4) At the time of the execution of the above mentioned closing documents and exercise of the Power of Attorney, I had no actual knowledge of the termination of the power by revocation or of the death of Raffaele Clemente and Marisela Clemente.

Executed by the undersigned this 12/22/15.

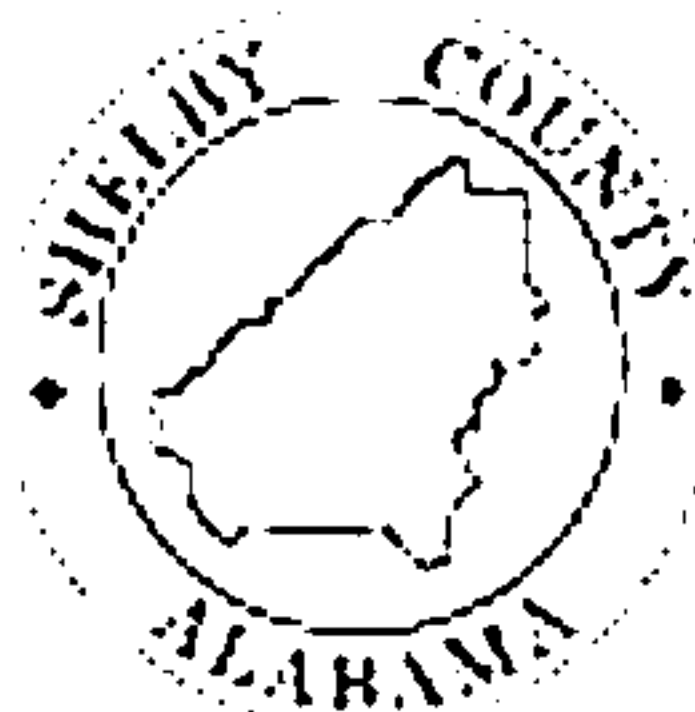
  
Giuseppe Clemente

State of Alabama )  
County of Shelby )

Subscribed and sworn to before me on this 12/22/15.

  
Notary Public: The Undersigned

My Commission Expires: 3/5/17



Filed and Recorded  
Official Public Records  
Judge James W. Fuhrmeister, Probate Judge,  
County Clerk  
Shelby County, AL  
01/07/2016 03:13:50 PM  
\$23.00 CHERRY  
20160107000007120

