

Reli Settlement Solutions, LLC
3595 Grandview Parkway Suite 600
Birmingham, Alabama 35243

8HM16 00145

20160321000088310
03/21/2016 11:10:25 AM

**AFFIDAVIT REGARDING NON-REVOCATION AFFID 1/2
OF POWER OF ATTORNEY**

BEFORE ME, the undersigned authority, a Notary Public in and for said County and State, personally appeared Adam Christopher Nixon, who having been by me first duly sworn, deposed as follows:

1. My name is Adam Christopher Nixon. I am over the age of twenty-one (21) years, and have personal knowledge of the facts stated herein.
2. On March 17, 2016 I, Adam Christopher Nixon, was granted Power of Attorney by Elizabeth Sorrow Nixon by way of a Specific Power of Attorney, a copy of which said document is attached hereto as Exhibit "A".
3. I have on this day exercised the above referenced Power of Attorney by executing closing statements, notes, mortgages, warranty deed, lien waiver, judgment affidavits and various other documents relating to the purchase or sale of real property located in Shelby County, Alabama, and being more particularly described in Exhibit "A":
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 said Specific Power of Attorney by revocation or the death of Elizabeth Sorrow Nixon. I know Elizabeth Sorrow Nixon to still be living, competent and have not been notified since the execution of the power of attorney that he/she has revoked said power. The affiant herein affirms, under penalty of perjury, that he/she is not using the power of attorney to self-deal in the Principals' property, or to otherwise benefit personally from this mortgage or sale of the Principals' real property.
5. I am making this affidavit pursuant to Code of Alabama 1975 Section 26-1-2(e).
6. I, Adam Christopher Nixon, agree to indemnify and hold harmless Reli Settlement Solutions, LLC, [REDACTED] and FBC Mortgage, LLC from any loss, costs, damage and expense of every kind including attorney's fees, which it shall or may suffer resulting from a reliance on the said Power of Attorney.

WITNESS my hand and seal this the March 18, 2016.



Adam Christopher Nixon

SWORN TO AND SUBSCRIBED BEFORE ME, on this the March 18, 2016.



NOTARY PUBLIC

My Commission Expires: _____

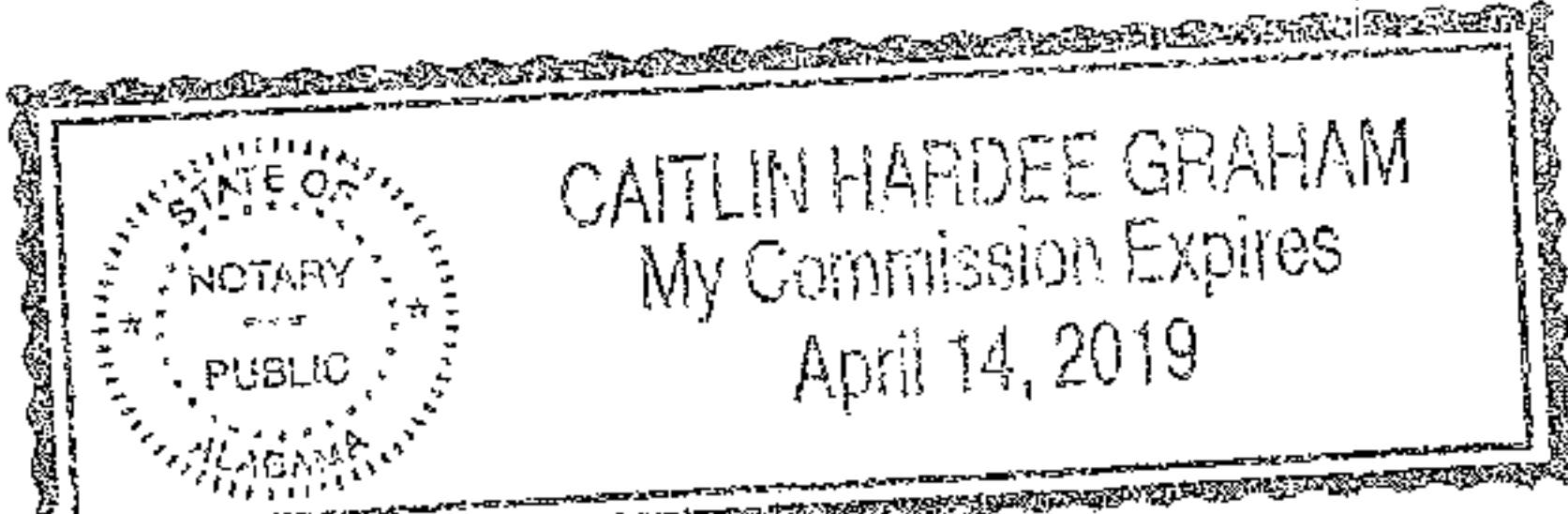


EXHIBIT "A"

SPECIAL POWER OF ATTORNEY

20160321000088310 03/21/2016 11:10:25 AM AFFID 2/2

THIS IS A MILITARY POWER OF ATTORNEY PREPARED AND EXECUTED PURSUANT TO TITLE 10, UNITED STATES CODE, SECTION 1044B, BY A PERSON AUTHORIZED TO RECEIVE LEGAL ASSISTANCE FROM THE MILITARY SERVICES. FEDERAL LAW EXEMPTS A MILITARY POWER OF ATTORNEY FROM ANY REQUIREMENT OF FORM, SUBSTANCE, FORMALITY OR RECORDING THAT IS PROVIDED FOR POWERS OF ATTORNEY BY THE LAW OF ANY STATE, COMMONWEALTH, TERRITORY, DISTRICT, OR POSSESSION OF THE UNITED STATES. FEDERAL LAW SPECIFIES THAT A MILITARY POWER OF ATTORNEY SHALL BE GIVEN THE SAME LEGAL EFFECT AS A POWER OF ATTORNEY PREPARED AND EXECUTED IN ACCORDANCE WITH THE LAWS OF THE JURISDICTION WHERE IT IS PRESENTED.

KNOW ALL PERSONS, that I, ELIZABETH SORROW NIXON, a legal resident of ALABAMA and presently residing at 1827 Croom Dr, Montgomery, Alabama 36106 desiring to execute a SPECIAL POWER OF ATTORNEY, do hereby appoint Adam Christopher Nixon whose address is 1827 Croom Dr, Montgomery, Alabama 36106 as my Attorney-in-Fact to act as follows, GRANTING unto said Attorney full power to:

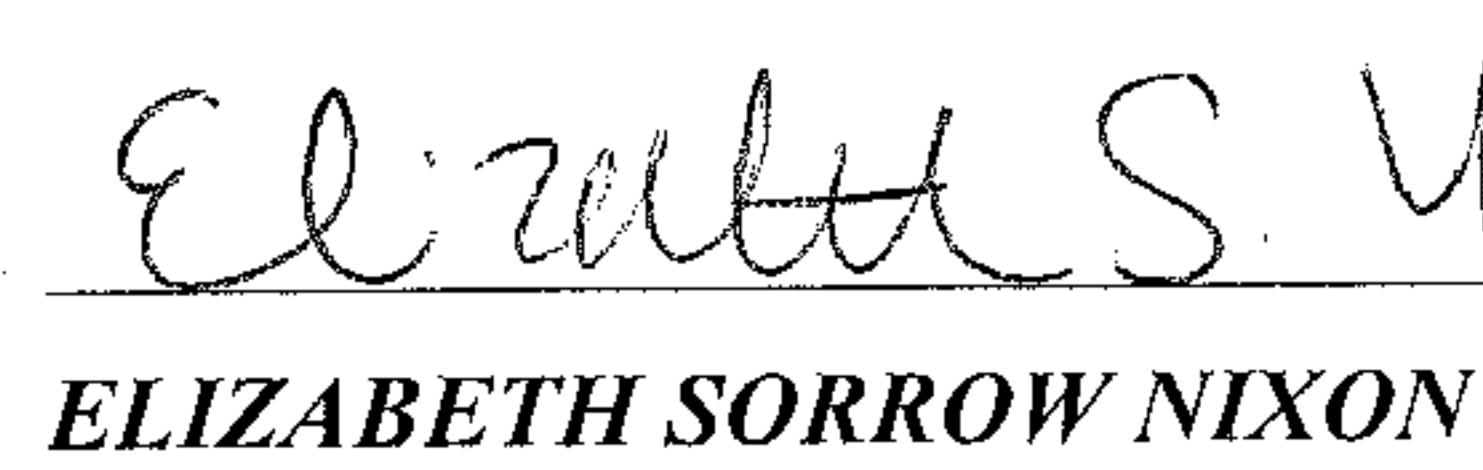
Sell or convey in fee, by deed with or without warranty, my property located at 134 Carriage dr, Maylene, AL 35114 and being legally described as: 2 story, single family house, together with all improvements thereon, for such amounts as my Attorney-in-Fact, in the exercise of sound judgement, deems appropriate and/or advisable (but not for less than \$\$130,000). *

TERMINATION: This Power of Attorney shall become null and void the 17th day of March 2017 unless I should become incapacitated; in that case, it shall remain in effect until revoked by me.

Notwithstanding my insertion of a specific expiration date herein, if on the above specified expiration date I shall be, or have been, carried in a military status of "missing," "missing-in-action," or "prisoner of war," then this power of attorney shall automatically remain valid and in full effect until sixty (60) days after I have returned to United States Military control following termination of such status.

IN WITNESS WHEREOF, I have here unto set my hand on this 17th day of March 2016.

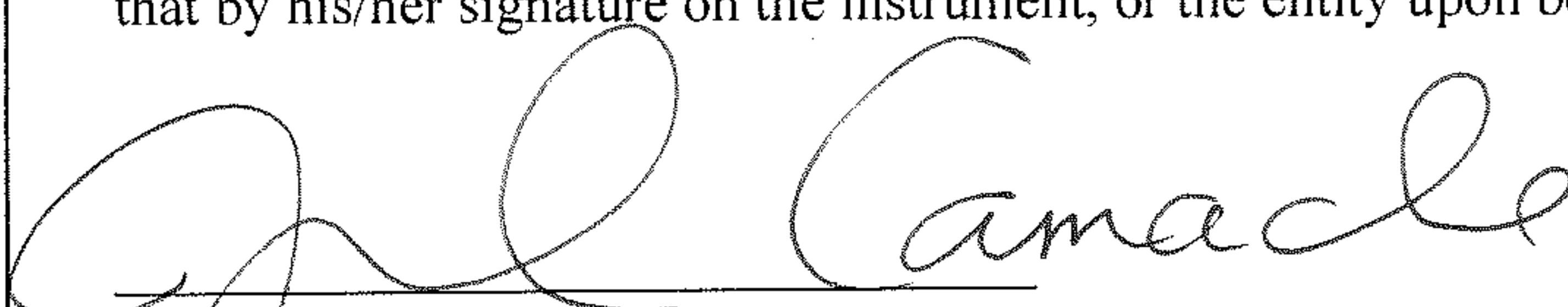
*Lot 11, according to the Survey of Carriage Hills, Phase II, as recorded in Map Book 13, Page 129, in the Probate Office of Shelby County, Alabama.


ELIZABETH SORROW NIXON

STATE OF ALABAMA

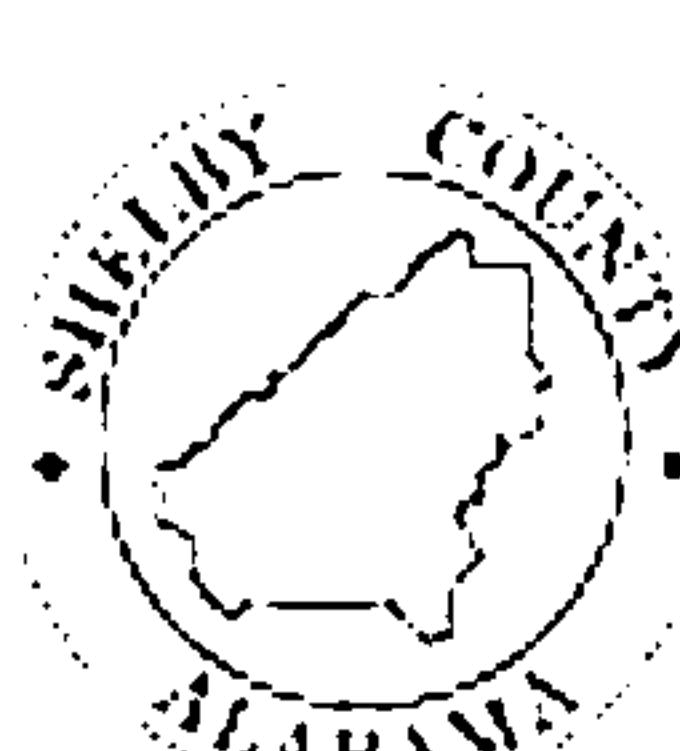
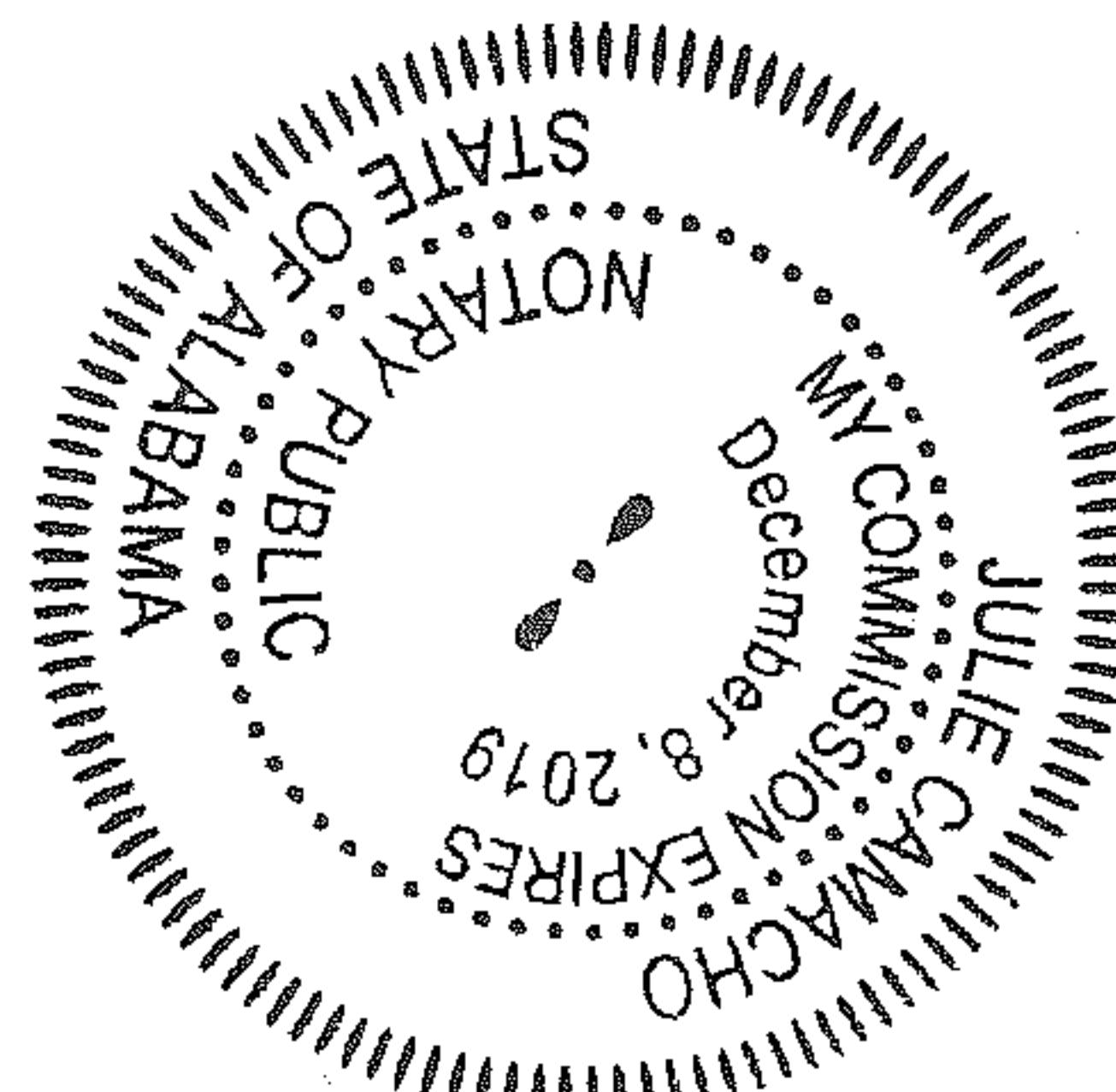
COUNTY OF MONTGOMERY

On this 17th day of March 2016, before me, JULIE CAMACHO, GS-6, Notary Public, personally appeared ELIZABETH SORROW NIXON, personally known to me or proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he/she executed the same in his/her authorized capacity(ies), and that by his/her signature on the instrument, or the entity upon behalf of which the person acted, executed the instrument.


JULIE CAMACHO, GS-6

8 DEC 2019

My Commission Expires: _____



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
03/21/2016 11:10:25 AM
\$17.00 CHERRY
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