

POWER OF ATTORNEY AFFIDAVIT

The undersigned Affiant, being first duly sworn, deposes and states as follows:

1. I, Jan E. Brown, am the duly appointed and constituted attorney in fact for Phillip James Townsend, Principal, pursuant to a Durable Power of Attorney executed by the Principal on the 18th day of August, 2016.
2. On the 14th day of September, 2016, I executed on behalf of the Principal a warranty deed conveying Principal's interest in and to the following-described real estate:

Lot 60, according to the Final Record Plat of the Narrows point Sector, Phase 5, as recorded in Map Book 35, Page 90, in the Office of the Judge of Probate of Shelby County, Alabama.

Together with the non-exclusive use of the common areas as more particularly described in The Narrows Residential Declaration of Covenants, Conditions, and Restrictions recorded in Instrument # 2000-09755, in the Office of the Judge of Probate of Shelby County, Alabama, as may be amended from time to time in (which, together with all amendments there to, it is hereinafter collectively referred to as the "Declaration").

3. At the time of execution of said instrument(s), I had no knowledge of termination of said Power of Attorney by reason of revocation or of the Principal's death, disability, or incapacity.


Jan E. Brown, Affiant

STATE OF
COUNTY OF

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SUBSCRIBED AND SWORN TO before me by Jan E. Brown, Affiant, this 14th day of September, 2016.


Signature NOTARY PUBLIC

My commission expires: 3-5-18



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
09/22/2016 12:34:40 PM
\$15.00 CHERRY
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