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11/09/2017 11:38:19 AM
POA 1/1

PEL1700656

DURABLE SPECIAL POWER OF ATTORNEY

I, Johnnita J Joiner, do hereby appoint Joseph K Joiner III as my true and lawful attorney-in-fact, for me and in my name, place and stead, and for my use and benefit: To execute all documents and instruments, including the Closing Disclosure, ALTA Settlement Statement, 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 100 Heritage Trace Pkwy, Montevallo, AL 35115 and more particularly described as follows, to-wit:

Lot 187, according to the Map of Heritage Trace, Phase I, Sector I, as recorded in Map Book 34, Page 114, in the Probate Office of Shelby County, Alabama.

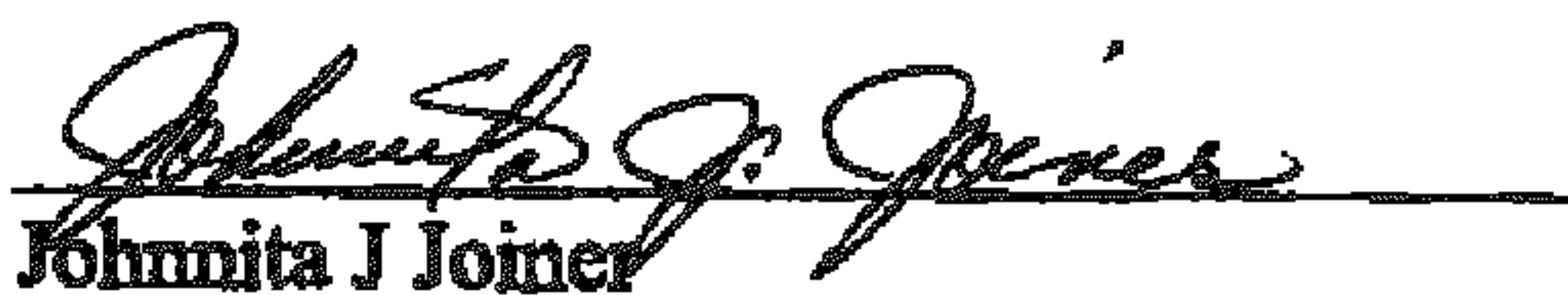
On such terms and conditions as he may deem necessary and proper, to sign, execute and deliver, in my name or otherwise, such instruments as may be required in connection with conveying said property, and to do such other acts as I might do in conveying said property.

I further give and grant unto my said attorney-in-fact full power and authority to do and perform every act necessary and fully as I might or could do if personally present, with full power of substitution and revocation, hereby ratifying and confirming all that my 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 17th day of OCT. 2017, and shall terminate one hundred eighty (180) days thereafter.

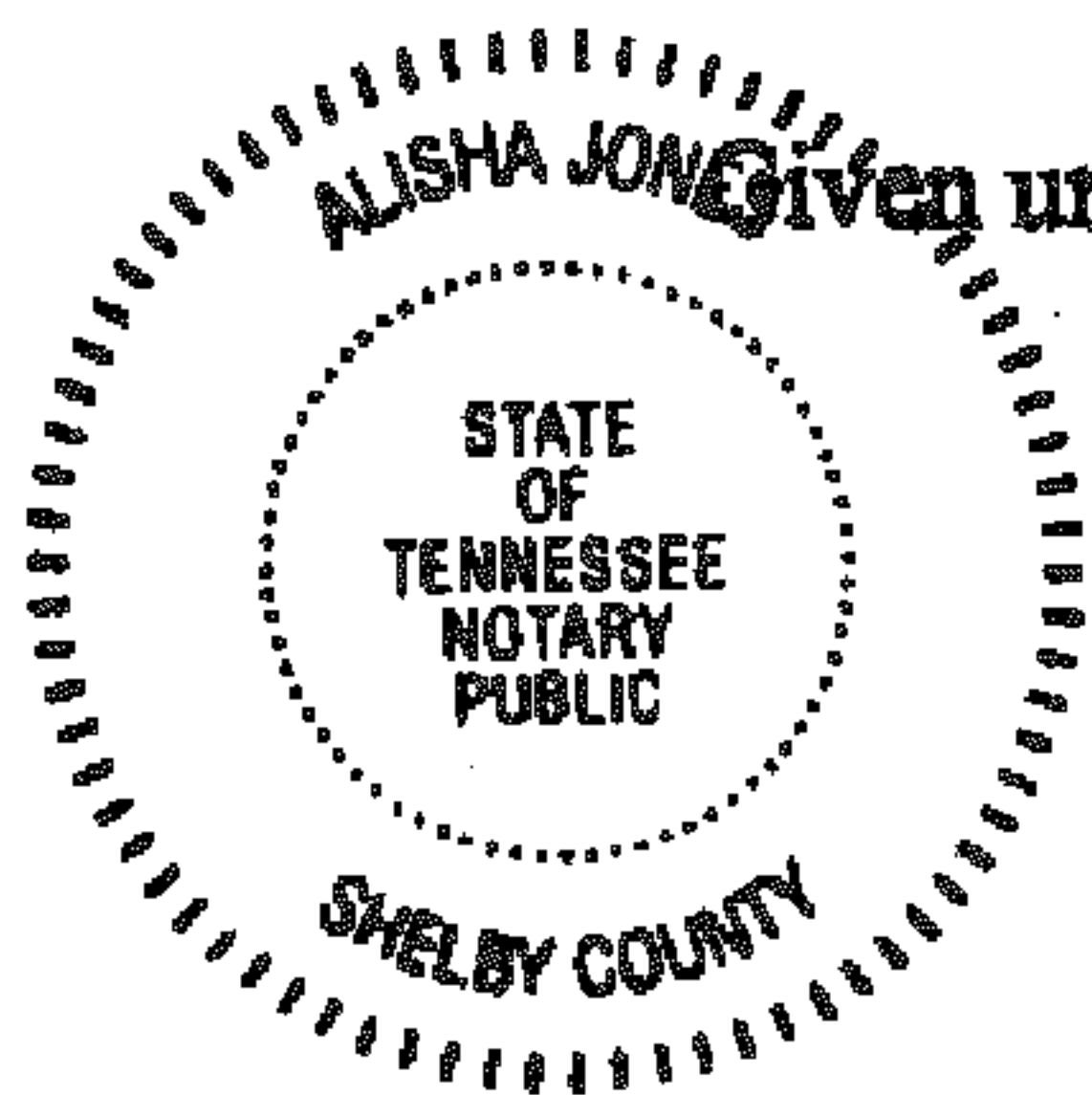
This Power of Attorney shall not be affected by my disability, incompetency or incapacity.

Executed this the 17th day of OCT. 2017.



Johnnita J Joiner

Tennessee
~~STATE OF ALABAMA~~
COUNTY OF Shelby

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Johnnita J Joiner, whose name is signed to the foregoing Durable Special Power of Attorney, and who is known to me, acknowledged before me on this day, that, being informed of the contents of the said Durable Special Power of Attorney, she executed the same voluntarily on the day the same bears date.



Given under my hand and official seal this the 17th day of OCT. 2017.


Notary Public
Print Name: Alisha Jones
Commission Expires: 9/13/20

This instrument prepared by:
S. Kent Stewart
Stewart & Associates, P.C.
3595 Grandview Parkway
Suite 280
Birmingham, AL 35243



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
11/09/2017 11:38:19 AM
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