

20171219000451750
12/19/2017 11:50:42 AM
POA 1/2

STATE OF ALABAMA

COUNTY OF SHELBY

DURABLE SPECIAL POWER OF ATTORNEY

I, ELIZABETH B. GRACE, do hereby appoint ANDREW J. GRACE, JR., 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 HUD1 Closing Statement, ALTA Statement, Closing Disclosure Statement, Note, Mortgage, 1003, W-9, 4506T and any other forms required by the Title Company, Lender and/or the Closing Attorney in connection with the mortgage and purchase of the property located at 1032 ROYAL MILE, BIRMINGHAM, ALABAMA, 35242 and more particularly described as follows, to-wit:

Lot 731, according to the Survey of Greystone Legacy, 7th Sector, as recorded in Map Book 30, Page 43 A, B & C, in the Probate Office of Shelby County, Alabama.

LOAN AMOUNT: \$496,000.00

TERM: 30 YEAR LOAN

RATE: 3.75

LENDER: JPMORGAN CHASE BANK, NA

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 purchasing said property, and to do such other acts as I might do in purchasing 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 14th day of December, 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 11th day of December, 2017.

Elizabeth B. Grace
ELIZABETH B. GRACE

STATE OF ALABAMA

COUNTY OF SHELBY

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that ELIZABETH B. GRACE, 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 11th day of December, 2017



[Signature]
Notary Public
Printed Name: Charles D. Stewart, Jr.
Commission Expires: 4/30/20

THIS INSTRUMENT PREPARED BY:
CHARLES D. STEWART, JR.
ATTORNEY AT LAW
4898 VALLEYDALE DRIVE, SUITE A-2
BIRMINGHAM, AL 35242
File: 2017710



Filed and Recorded
Official Public Records
Judge James W. Fuhrmeister, Probate Judge,
County Clerk
Shelby County, AL
12/19/2017 11:50:42 AM
\$18.00 CHERRY
20171219000451750

[Signature]