

POA AFFIDAVIT (Sale)

**20181101000387910
11/01/2018 02:11:12 PM
AFFID 1/1**

State of Alabama
County of Shelby

Before me, the undersigned, a Notary Public in and for said county and state, personally appeared Sidney Maurice Bird, III who after being duly sworn, depose and say as follows:

1. My name is Sidney Maurice Bird, III. I am presently Attorney in Fact under Specific Durable Power of Attorney for Debbie Bird dated October 03, 2018.
2. I have signed documents in connection with a sale of property, and in particular a Warranty Deed and other related documents executed under my capacity as Agent under the Power of Attorney for the property described as:

For the Point of Beginning commence at the Northeast corner of the SW 1/4 of the NW 1/4 of Section 13, Township 22 South, Range 2 West, Shelby County, Alabama, and proceed South 00 degrees 09' 31" West along the East boundary of said 1/4-1/4 section line a distance of 215.17 feet; Thence South 71 degrees 46' East a distance of 93.10 feet to a point on the Northwesterly right-of-way boundary of the L&N Railroad (R/W - 100'); Thence South 36 degrees 19' West along said railroad R/W a distance of 324.63 feet; Thence North 53 degrees 50' West a distance of 428.75 feet to a point on the Easterly right-of-way boundary of Alabama Highway No. 25, said point being on a curve; Thence North 29 degrees 14' East for a chord distance of 335.42 feet to a point on said right-of-way line; Thence North 81 degrees 35' East a distance of 290.09 feet to its point of intersection with the East boundary of the NW 1/4 of said Section 13; Thence South 00 degrees 09' 31" West along the East boundary of said 1/4-14 section a distance of 82.30 feet to the place of beginning, and being located in the NW 1/4-NW 1/4, SW 1/4-NW 1/4 and the SE 1/4 - NW 1/4 all in Section 13, Township 22 South, Range 2 West, Shelby County, Alabama.

3. I have had contact with Debbie Bird prior to my signing the closing documents. I am aware that he/she/they is/are alive and well, and competent and has/have not rescinded his/her/their Power of Attorney, which is still in full force and effect. He/she/they is/are aware of my executing the closing documents and especially the Warranty Deed and other closing documents.

Sidney Maurice Bird, III

 Sidney Maurice Bird, III

***** Debbie Bird is one and the same person at Debbie Carol Bird

Subscribed to and sworn to before me on this 11th day of October, 2018.

Cassy L. Dailey

 Notary Public Cassy L. Dailey

My Commission expires: May 17, 2022



Filed and Recorded
 Official Public Records
 Judge of Probate, Shelby County Alabama, County
 Clerk
 Shelby County, AL
 11/01/2018 02:11:12 PM
 \$15.00 CHERRY
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Alvin S. Boyd