

Buyer POA

20190605000193020

06/05/2019 08:13:40 AM

POA 1/2

This instrument prepared by:
Amy Burge
National Title And Appraisal, Inc.
2880 Crestwood Blvd.
Birmingham, AL 35210

File Number: 197039

POWER OF ATTORNEY AFFIDAVIT

State of ALABAMA
County of SHELBY

Before me, the undersigned authority, personally appeared Michael Travis Lee
("Affiant"), who swore or affirmed that:

1. Affiant is the attorney in fact named in the Durable Power of Attorney executed by STEPHANEE LEE ("Principal") on May 29, 2019.
2. This Power of Attorney is currently exercisable by Affiant. The principal is domiciled in _____.
3. To the best of Affiant's knowledge and diligent search and inquiry:
 - a. The Principal is not deceased;
 - b. Affiant's authority has not been suspended by initiation of proceedings to determine incapacity or to appoint a guardian or a guardian advocate; and
 - c. There has been no revocation, or partial or complete termination, of the power of attorney or of Affiant's authority.
4. Affiant is acting within the scope of authority granted in the power of attorney.
5. Affiant agrees not to exercise any powers granted by the Durable Power of Attorney if Affiant attains knowledge that has been revoked, has been partially or completely terminated or suspended, or is no longer valid because of the death or adjudication of incapacity of the Principal.

Michael Travis Lee

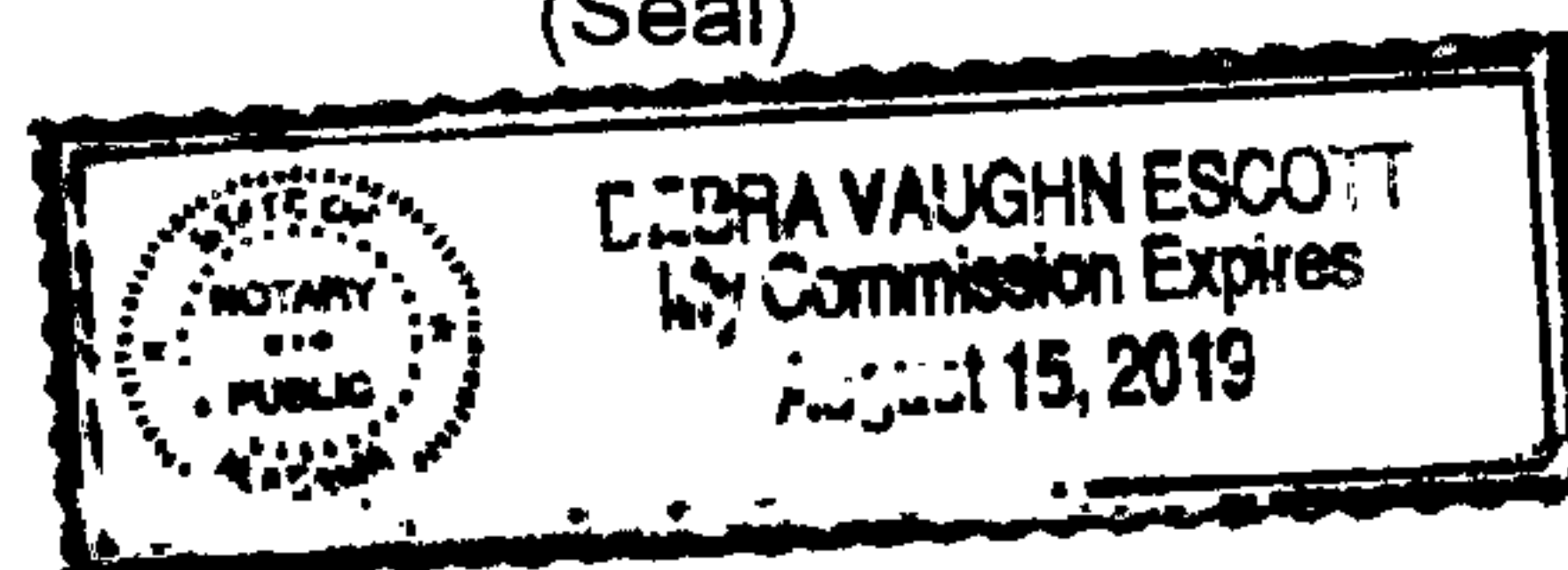
State of ALABAMA
County of SHELBY

Sworn to and subscribed before me this 4 day of JUNE, 2019 by Michael Travis Lee, who is/are personally known to me or has/have produced driver license(s) as identification.

My Commission Expires: 8/15/2019

Debra Vaughn Escott
Notary Public Signature
Printed Name: DEBRA VAUGHN ESCOTT

(Seal)



SPECIAL DURABLE POWER OF ATTORNEY
(Purchase & Mortgage)

KNOW ALL MEN BY THESE PRESENTS: That I, **Stephanie Lee** of Shasta, CA (county, state), do hereby make, constitute and appoint **Michael Lee** of Shasta, CA (county, state), my true and lawful attorney, for me and in my name, place and stead, giving and granting unto my said Attorney-in-Fact full power and authority to do and perform the following specific acts with regards to the following property:

Lot 133, according to the Survey of Final Plat of Oaklyn Hills, Phase 2, as recorded in Map Book 30, Page 17, in the Probate Office of Shelby County, Alabama.

Perform all acts and sign any documents on my behalf as purchaser relating to the purchase and sale of the real property. Execute a mortgage not to exceed **\$268,975.00** and encumber said real property on my behalf, and to do all things necessary to be done to accomplish such specific acts as fully, to all intents and purposes, 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 or the substitution of my attorney may lawfully do or cause to be done by virtue hereof.

I hereby expressly declare that this Power of Attorney granted by me shall be non-delegable.

This Durable Power of Attorney shall not be affected by disability of the principal (me) except as provided by statute. All acts done by my Attorney-in-Fact pursuant to the power conferred herein during any period in which I am disabled or incompetent shall have the same effect, inure to the same benefit, and bind me or my heirs, devisees, and personal representatives, as if I was competent and not disabled.

I further declare that the rights, power and authority of said Attorney-in-Fact to exercise any and all of the rights and powers described above shall take effect immediately and such rights, power and authority shall remain in full force and effect hereafter until revoked and terminated by me, notwithstanding a later disability or incapacity.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 29 day of MAY, 2019.

Stephanie Lee
Stephanie Lee

State of CA
County of Shasta

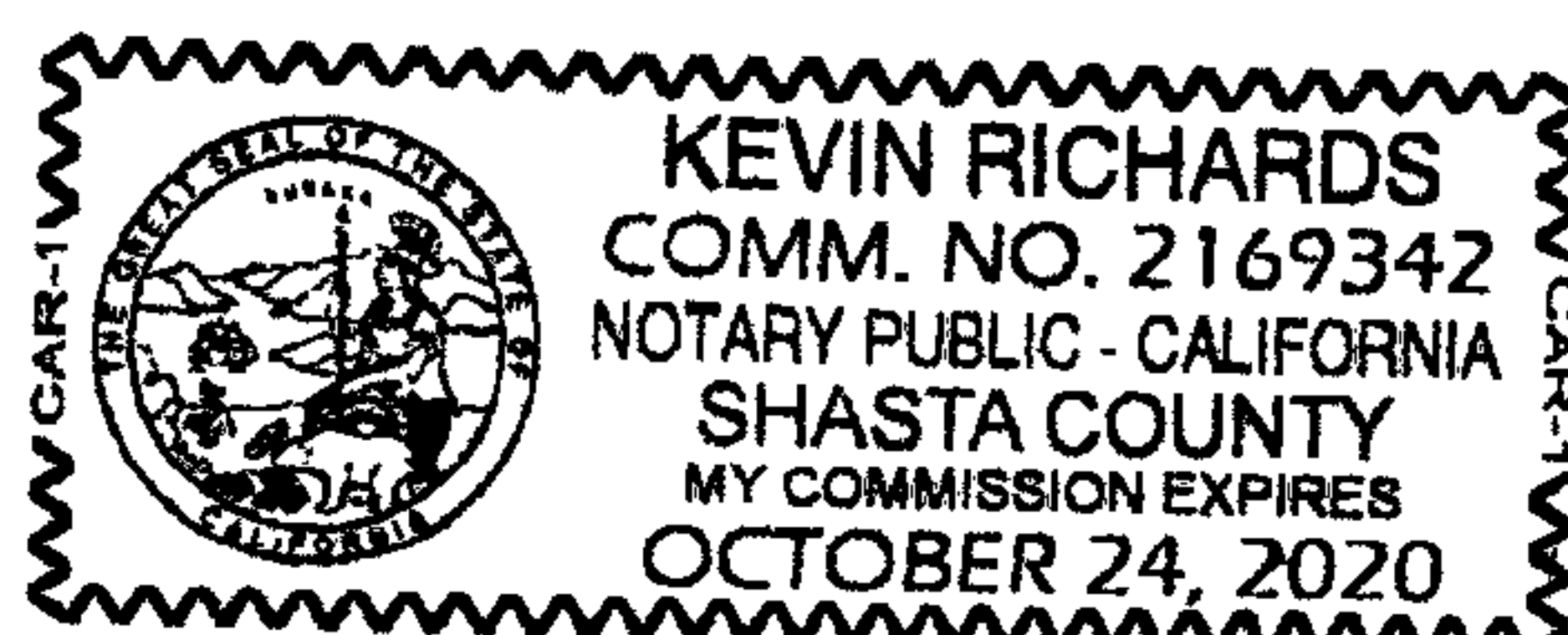
The foregoing instrument was acknowledged before me this 29 day of MAY, 2019, by Stephanie Lee, who is/are personally known to me or who has/have produced driver license (s) as identification.

Kevin Richards
Notary Public Signature
Printed Name: KEVIN RICHARDS

My Commission Expires: 10-24-2020
(SEAL)



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
06/05/2019 08:13:40 AM
\$18.00 CHARITY
20190605000193020



Allen S. Bevil