

THIS INSTRUMENT PREPARED BY:  
GEORGE VAUGHN, Attorney at Law  
Weaver Tidmore, LLC  
100 Olde Towne Road Suite 105  
Birmingham, Alabama 35215

20190909000330440  
09/09/2019 09:55:35 AM  
POA 1/3

STATE OF ALABAMA  
SHELBY COUNTY

DURABLE POWER OF ATTORNEY

KNOW ALL MEN BY THESE PRESENTS, That I, the undersigned, JAMES D. LOVETT do hereby appoint SUSAN B. LOVETT attorney-in-fact in all matters relating to the sale of my/our real estate located at 1050 DUNSMORE DRIVE, CHELSEA, ALABAMA 35043 described as follows:

**SEE EXHIBIT A FOR LEGAL DESCRIPTION**

I hereby specifically authorize SUSAN B. LOVETT to execute on my behalf all papers necessary to complete the sale of the above property, including, but not limited to all waivers, contracts, deeds, disclosures, settlement statements and any other documents required to be executed by any Bank, Savings and Loan, Mortgage Company, Title Company or Realty Company in connection with any mortgage or contract and to do all acts and things as fully and effectually in all respects as I would do if present.

It is my intent that this Power of Attorney shall be a Durable Power of Attorney pursuant to Section 26-1-2 Code of Alabama 1975, as amended. This Power of Attorney shall not be affected by disability, incompetency or incapacity of the principal.

And I hereby declare that any act or thing lawfully done hereunder by my said attorney shall be binding on me, and my heirs, legal personal representatives, and assigns; whether the same shall have been done before or after my death, or other revocation of this instrument, unless and until reliable intelligence or notice thereof shall have been received by any person acting in reliance hereon. This Power of Attorney may be filed for record in any public office and shall expire 60 days from the date of execution.

WITNESS my hand and seal this 4<sup>th</sup> day of SEPTEMBER, 2019.

  
JAMES D. LOVETT

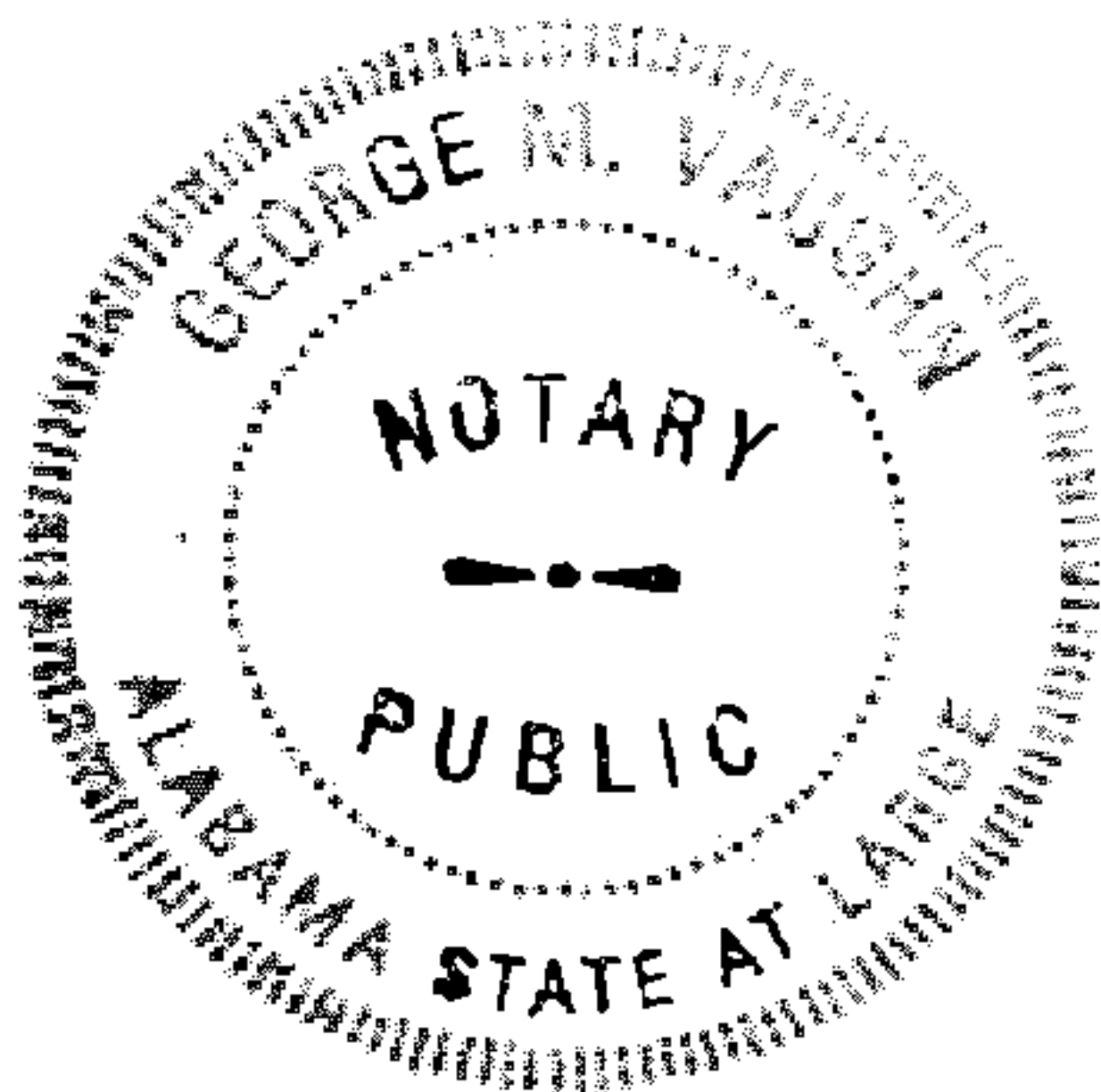
STATE OF ALABAMA  
COUNTY OF JEFFERSON

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

Given under my hand and official seal this 4<sup>th</sup> of SEPTEMBER, 2019.

  
Notary Public

My commission expires: 9/18/2021

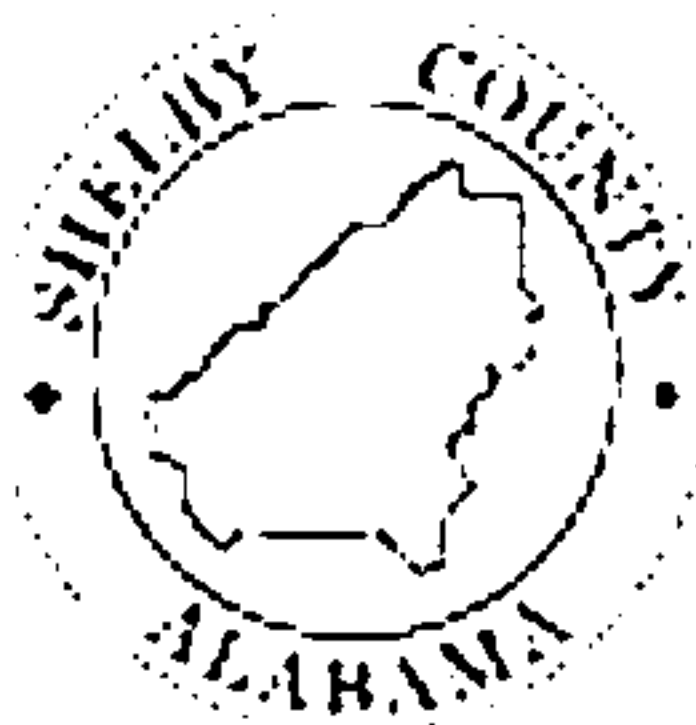


**EXHIBIT A**

**LEGAL DESCRIPTION**

Lot 1-72, according to the Map and Survey of Chelsea Park, 1<sup>st</sup> Sector, Phase I & II, as recorded in Map Book 34, Page 21 A&B, in the Probate Office of Shelby County, Alabama.

Together with the nonexclusive easement to use the Common Areas as more particularly described in Declaration of Easements and Master Protective Covenants of Chelsea Park, a Residential Subdivision, executed by the Grantor and file for record as Instrument No. 20041014000566950 in the Probate Office of Shelby County, Alabama and Declaration of Covenants, Conditions and Restrictions for Chelsea Park 1st Sector executed by Grantor and Chelsea Park Residential Association, Inc., and recorded as Instrument No. 20041026000590790, (which, together with all amendments thereto, are hereinafter collectively referred to as the "Declaration").



Filed and Recorded  
Official Public Records  
Judge of Probate, Shelby County Alabama, County  
Clerk  
Shelby County, AL  
09/09/2019 09:55:35 AM  
\$28.00 CHERRY  
20190909000330440

*Allen S. Bevil*