



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
03/30/2021 02:40:05 PM
\$22.00 CHARITY
20210330000157210

Allen S. Bayal

DURABLE SPECIAL POWER OF ATTORNEY

I, To Nu Tran., do hereby appoint Jennifer Tran, 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, Note, Mortgage, Riders, Truth in Lending and any other forms required by the Lender, the Title Company and/or the Closing Attorney in connection with the **refinance of mortgage in the amount of \$90,000 for a 30 year term and an interest rate of 2.75% with the mortgage payable to Assurance Financial Group, LLC and MERS for the property, 216 Park Village Circle, Alabaster, AL 35007** and more particularly described as follows, to-wit:

Lot 45, according to the Survey of Park Forest Village, as recorded in Map Book 31, Page 51, in the Office of the Judge of Probate of Shelby County, Alabama. Property may be subject to all covenants, restrictions, conditions, easements, liens, set back lines, and other rights of whatever nature, recorded, and/or unrecorded.

On such terms and conditions as he/she 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 5th day of March, 2021, 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 4th day of 2021.

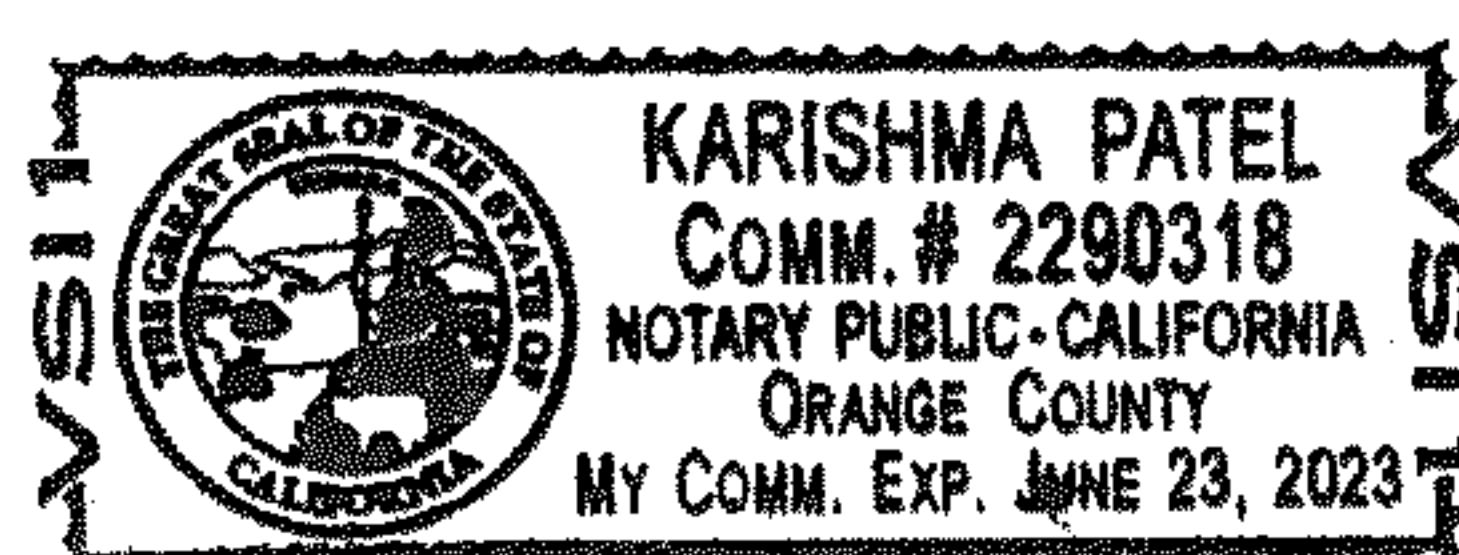
To Nu Tran

To Nu Tran

STATE OF CALIFORNIA
COUNTY OF ORANGE

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that To Nu Tran, 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, he executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this the 4th day of MARCH 2021



K Patel

Notary Public