

DURABLE POWER OF ATTORNEY
(Specific and Limited)

STATE OF ALABAMA
SHELBY COUNTY

This power of attorney shall not be affected by disability, incompetency, or incapacity of the principal in accordance with Alabama Code Section 26-1-2 (1975).

1. **APPOINTMENT OF ATTORNEY IN FACT.** I, **Marisa Masters**, as principal ("Principal"), a resident of the State and County aforesaid, have made, constituted and by these presents to make, constitute and appoint, **Jacob Masters** as my true and lawful agent and attorney-in-fact ("Agent") to do and perform any and all acts, to take any actions and execute any documents in connection with the purchase of the property for no more than **Three Hundred Eighty Five Thousand and 00/100 Dollars (\$385,000.00)** described as:

see Exhibit "A" attached hereto

also known as: **49 Ridgeview Lake Rd, Alabaster, AL 35007**

including signing a promissory note and mortgage encumbering said property not to exceed **Three Hundred Eight Thousand and 00/100 Dollars (\$308,000.00)**, as I may do in my own stead. This Power of Attorney shall be valid and of full force and effect for thirty (30) days from the date of execution of this Power of Attorney.

2. **EXECUTION AND DELIVERY.** The execution and delivery by Agent of any check, draft, conveyance, paper, deed, instrument or document in my name and behalf shall be conclusive evidence of Agent's approval of the consideration therefor, and of the form and contents thereof, and that Agent deems the execution thereof in my behalf necessary and desirable.

3. **RELIANCE ON AUTHORITY.** Any person, firm or corporation dealing with Agent under the authority of this instrument is authorized to deliver to Agent all consideration of every kind or character with respect to this transaction so entered into by the Agent and shall be under no duty or obligation to see to or examine into the disposition thereof. Third parties may rely upon the representation of Agent as to all matters relating to any power granted to Agent, and no person who may act in reliance upon the representation of Agent or the authority granted to Agent shall incur liability to me or my estate as a result of permitting Agent to exercise any power.

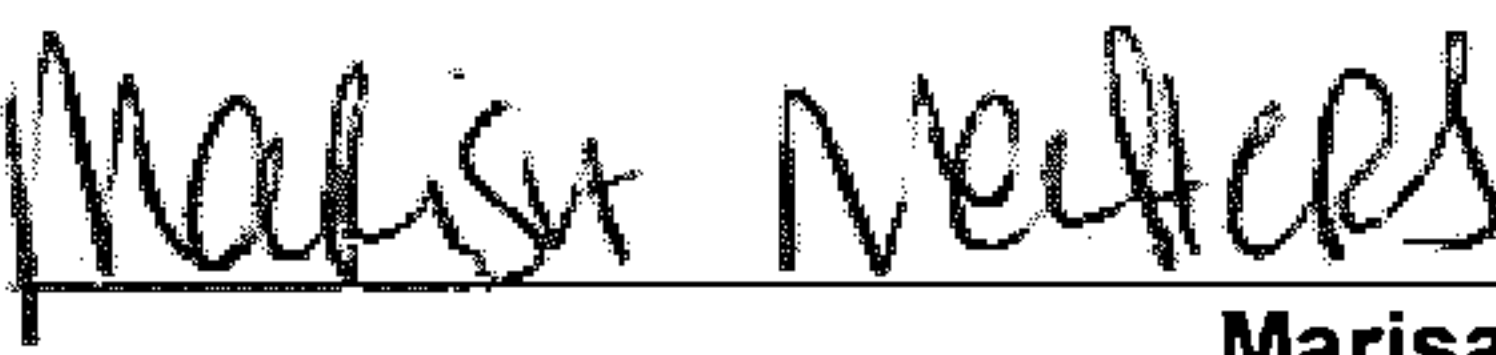
4. **LIMIT ON AGENT'S AUTHORITY.** The authority of the Agent is specific and limited as set out above.

5. **EFFECTIVE DATE OF AGENT'S AUTHORITY.** This Specific and Limited Durable Power of Attorney shall become effective upon its execution by the Principal and delivery to the Agent.

IN WITNESS WHEREOF, I, as Principal, have executed this Specific and Limited Durable Power of Attorney.

Dated this the **7th** day of **December**, 2021.

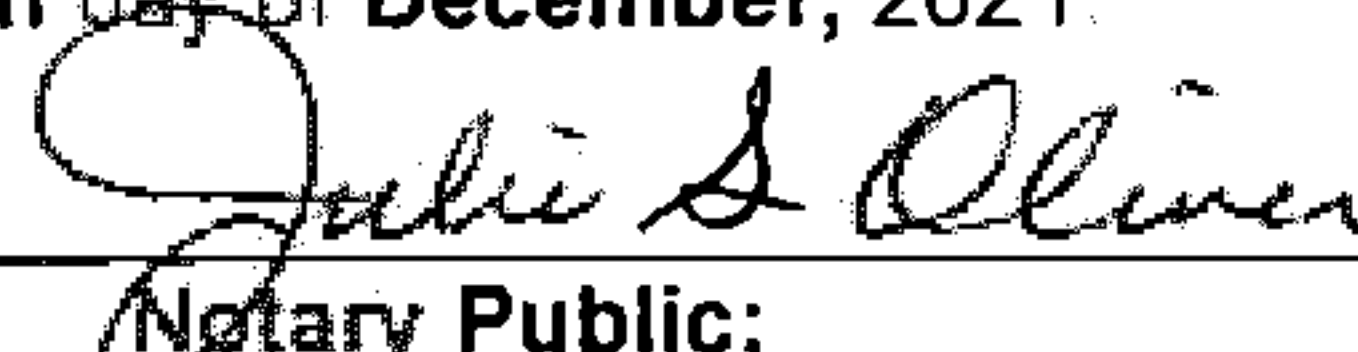
PRINCIPAL:


Marisa Masters

STATE OF Arkansas
Nevada **COUNTY**

I, the undersigned Notary Public in and for said County, in said State, hereby certify that **Marisa Masters** whose name is signed to the foregoing conveyance, and who is known to me, acknowledged before me on this day, that being informed of the contents of the limited power of attorney **she** executed the same voluntarily on the day the same bears date.

Given under my hand and official seal this **7th** day of **December**, 2021.


Notary Public: Julie S. Oliver
My Commission expires: 5-31-27

JULIE S. OLIVER NOTARY PUBLIC-STATE OF ARKANSAS NEVADA COUNTY Commission # 12701125 My Commission Expires May 31, 2027

EXHIBIT A

The Land is described as follows:

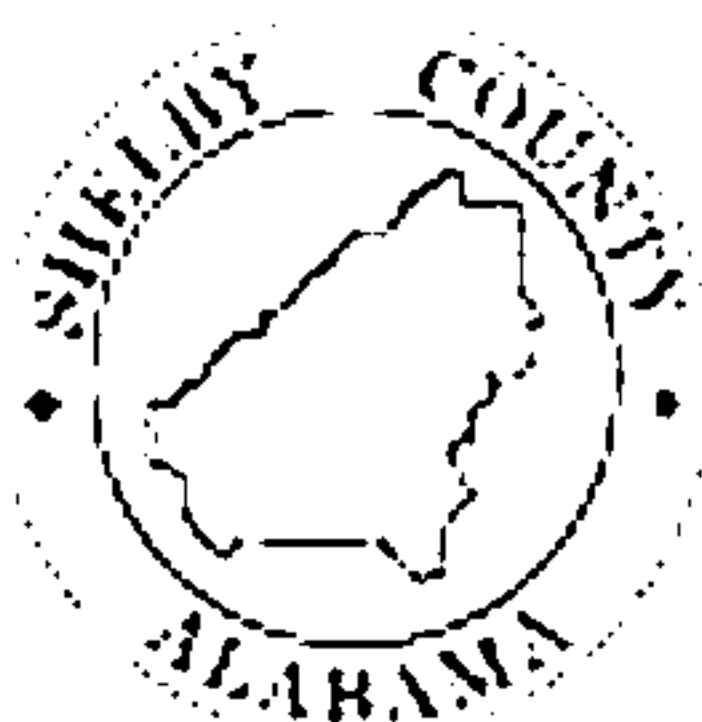
Part of the SE 1/4 of the NW 1/4 of Section 5, Township 21 South, Range 2 West, Shelby County, Alabama, being more particularly described as follows:

Beginning at the Southwest corner of said SE 1/4 of NW 1/4 run in an Easterly direction along the South line of said 1/4-1/4 section for a distance of 229.61 feet to an existing iron pin, being on the Northwest right of way line of an existing dirt toad; thence turn an angle to the left (48 Degrees 52 Minutes 38 Seconds to chord) and run in a Northeasterly direction along said Northwest right of way line for a distance of 127.69 feet to the end of said curve; thence run in a Northeasterly direction along said Northwest right of way line and along a line tangent to end of said curve for a distance of 1,299.61 feet to an existing iron pin, being on the East line of said SE 1/4 of NW 1/4 of Section 5; thence turn an angle to the left of 50 Degrees 15 Minutes and run in a Northerly direction along said East line of said 1/4-1/4 section for a distance of 339.07 feet to an existing 2" capped iron, being the Northeast corner of said SE 1/4 of NW 1/4 thence turn an angle to the left of 86 Degrees 44 Minutes 28 Seconds and run in a Westerly direction along the North line of said 1/4-1/4 section for a distance of 191.71 feet to an existing 1 1/2" solid iron; thence turn an angle to the left of 42 Degrees 09 Minutes 56 Seconds and run in a Southwesterly direction for a distance of 1,448.72 feet to an existing iron pin, being on the West line of said 1/4-1/4 section; thence turn an angle to the left of 51 Degrees 19 Minutes 04 Seconds and run in a Southerly direction along said West line of said 1/4-1/4 section for a distance of 350.0 feet, more or less, to the point of beginning, being situated in Shelby County, Alabama.

Less and Except that part sold to David Wright in Instrument # 20020828000411900 and described as follows:

Part of the SE 1/4 of NW 1/4 of Section 5, Township 21 South, Range 2 West, Shelby County, Alabama, and being more particularly described as follows:

Beginning at a capped three inch (3") pipe corner that represents the Northeast corner of the SE 1/4 of the NW 1/4 of Section 5, Township 21 South, Range 2 West, Shelby County, Alabama and run thence South 00 Degrees 00 Minutes 47 Seconds West along the East line of said 1/4-1/4 section distance of 339.01 feet to a found rebar corner on the Northwesterly margin of Ridgeview Lake Road; thence run South 50 Degrees 18 Minutes 10 Seconds West along said margin of said road a distance of 214.25 feet to a found capped rebar corner; thence run North 38 Degrees 49 Minutes 46 Seconds West a distance of 395.53 feet to a found capped rebar corner; thence run North 51 Degrees 06 Minutes 34 Seconds East a distance of 284.66 feet to a found 2 inch solid bar corner of the North line of said 1/4-1/4 section; thence run South 86 Degrees 42 Minutes 56 Seconds East along said 1/4-1/4 line a distance of 191.68 to the point of beginning; being situated in Shelby County, Alabama.



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
12/10/2021 01:25:12 PM
\$25.00 JOANN
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Allen S. Bayl