

SPECIFIC POWER OF ATTORNEY

STATE OF ALABAMA)
JEFFERSON COUNTY)

KNOW ALL MEN BY THESE PRESENTS: That I, **Layla Nicholson**, have made, constituted and appointed, and by these presents do make, constitute, and appoint, **Maurice Stuart Nicholson**, my true and lawful attorney-in-fact for me and in my name, place and stead and on my behalf to do and execute all or any documents required or needed in consummating the sale and closing of residence located at **705 Haycort Lane, Hoover, AL 35244**, to **Brandon David Bates and Carrie Bates** for the purchase price of **\$457,000.00**, closing scheduled for **October 17, 2022**.

The property being more particularly described as follows, to-wit:

Lot 50, according to the Amended Map of The Highlands, 1st Sector, as recorded in Map Book 19, Page 132, in the Probate Office of Shelby County, Alabama.

upon such terms and conditions, and under such covenants, as my said attorney-in-fact shall think fit and proper. Also to sign, seal, execute, deliver and acknowledge such deeds, closing statements, notes, mortgages, contracts, addendums, indentures, agreements, affidavits, and all such other instruments, papers and documents in writing of whatsoever kind and nature as may be necessary or proper in the premises to complete the sale of said property and any and all documents that may be necessary relating to a mortgage loan given by **Brandon David Bates and Carrie Bates to Homeowners Financial Group USA, LLC, ISAOA/ATIMA.**

Giving and granting unto my said attorney full power and authority to perform all and every act and thing whatsoever requisite and necessary to be done in and about the premises, as fully to all intents and purposes as I might or could do if personally present, with full power of substitution or revocation, hereby ratifying and confirming all that my said attorney, shall lawfully do or cause to be done by virtue of these presents.

IT IS UNDERSTOOD AND AGREED THAT THIS POWER OF ATTORNEY SHALL NOT BE AFFECTED BY DISABILITY, INCOMPETENCY, OR INCAPACITY OF THE UNDERSIGNED.

And I, the said **Layla Nicholson** does hereby ratify and confirm all that my said attorney shall do or cause to be done in and about the premises by virtue of this Specific Power of Attorney.

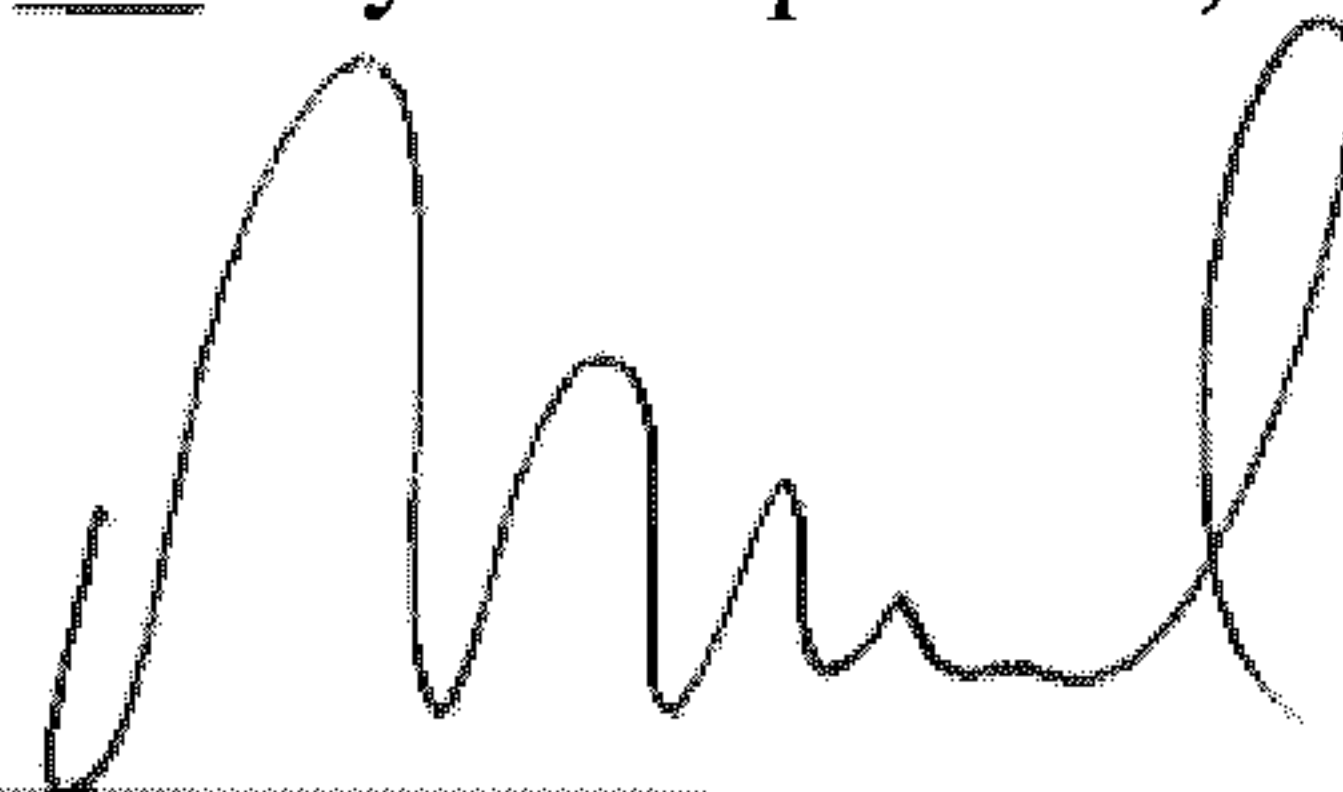
IN WITNESS WHEREOF, I have hereunto set my hand and seal on this the 1st day of September, 2022


Layla Nicholson

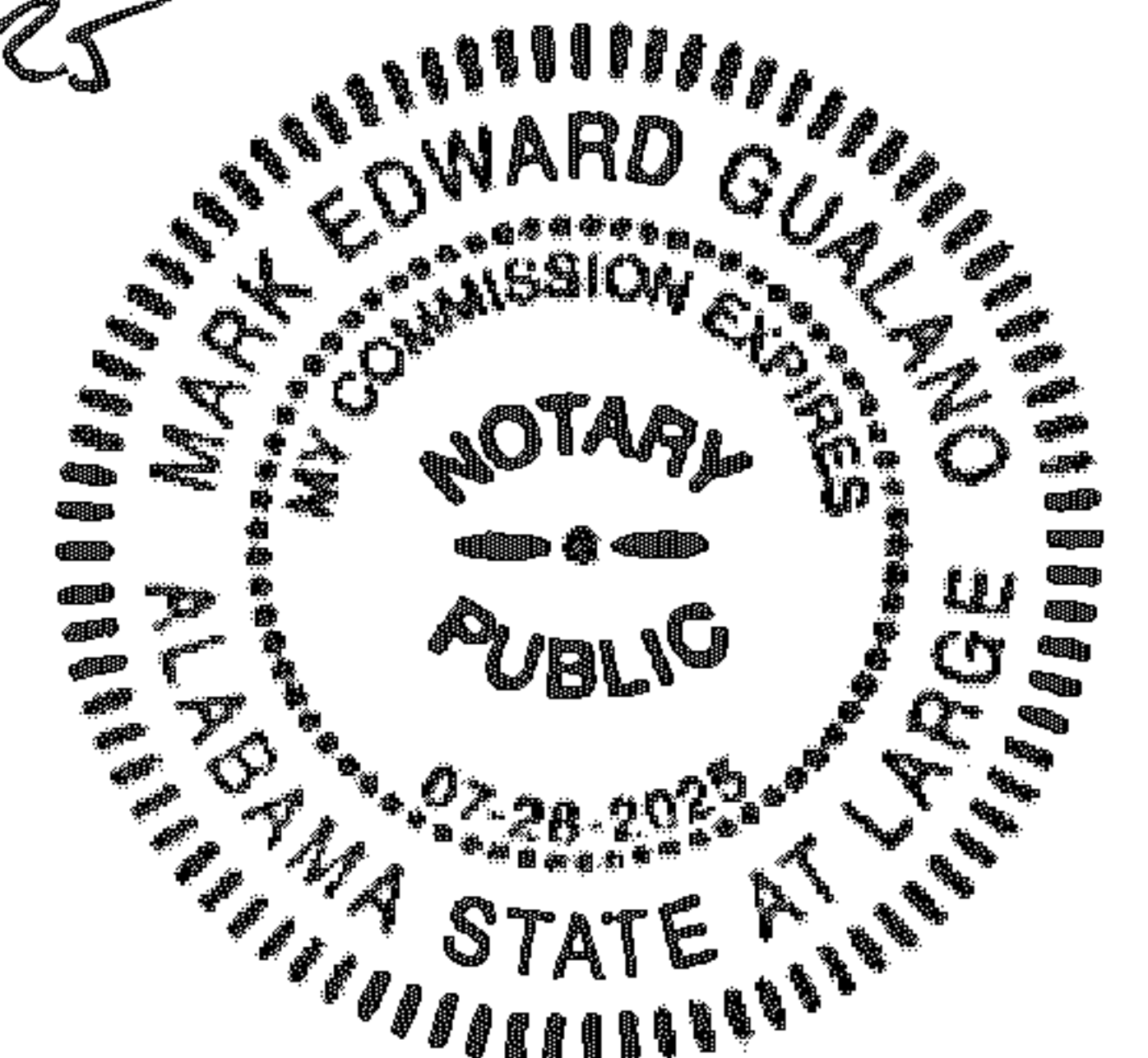
STATE OF ALABAMA
COUNTY OF JEFFERSON

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that **Layla Nicholson**, whose name is signed to the foregoing Specific Power of Attorney, and who is known to me, acknowledged before me on this day that, being informed of the contents of said instrument, she executed the same voluntarily on the day the same bears date.

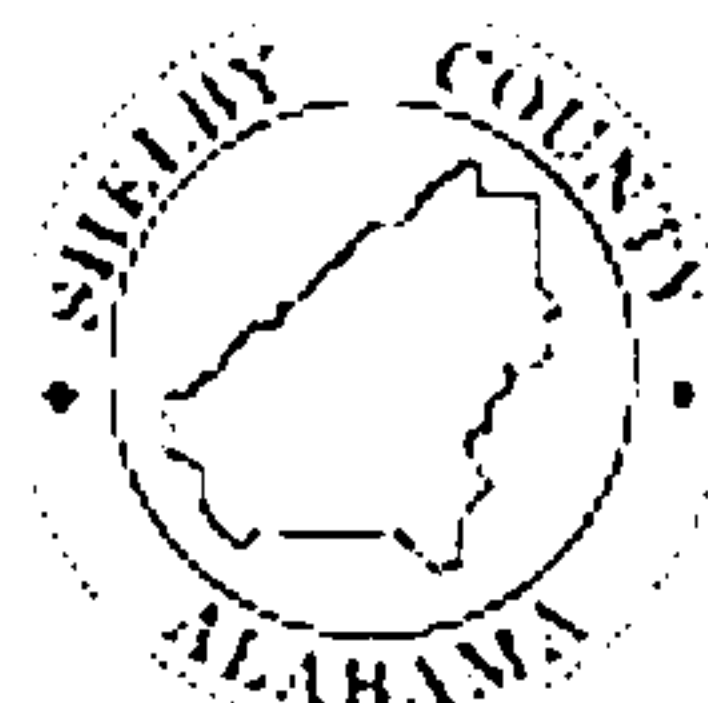
Given under my hand and official seal, this the 1st day of September, 2022.



NOTARY PUBLIC
My Commission Expires: 7/28/25



Prepared by:
Mark E. Gualano, Attorney
701 Chestnut Street
Vestavia Hills, AL 35216



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
10/18/2022 09:31:43 AM
\$25.00 BRITTANI
20221018000392990

Alvin S. Bayl