

RECORDING REQUESTED BY

AND WHEN RECORDED MAIL TO

This instrument was prepared by:

Aaron C. Key
1401 Park Lane
Pelham, NY 10803

Limited Power of Attorney for Finances

I, James Monroe Key III of Freeport, Walton County, Florida, appoint ~~James~~ Aaron C. Key of Pelham, New York, as my agent to act in my place for the purposes of:

handling the sale of all my properties in Vandiver, Shelby County, Alabama at 315 Lake View Circle described as : Parcel# 042090000020.000 including attached property described as 133.93/163.4/200.

This power of attorney takes effect on November 10, 2023, and shall continue until December 31, 2023. In the event of my incapacity or death, this power of attorney shall terminate immediately.

I grant my agent full authority to act in any manner both proper and necessary to the exercise of the foregoing powers, and I ratify every act that my agent may lawfully perform in exercising those powers.

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I agree that any third party who receives a copy of this document may act under it. Revocation of the power of attorney is not effective as to a third party until the third party has actual knowledge of the revocation. I agree to indemnify the third party for any claims that arise against the third party because of reliance on this power of attorney.

Signed this 15 day of November, 2023

State of Florida, County of Walton County

James Monroe Key III
Signature of ~~James~~ Monroe Key III, Principal

Signature of Agent

By accepting or acting under the appointment, the agent assumes the fiduciary and other legal responsibilities and liabilities of an agent.

X X X X N/A

Signature of James Aaron C. Key, Agent

Witnesses

On the date written above, the principal declared to me that this instrument is his or her power of attorney, and that he or she willingly executed it as a free and voluntary act. The principal signed this instrument in my presence.

Signature: Ed Evans

Print Name: Ed Evans

Address: The UPS Store #6841
16400 US Hwy 331 Ste B-2
Freeport, FL 32439

Signature: Levi Taylor Evans

Print Name: Levi Taylor Evans

Address: The UPS Store #6841
16400 US Hwy 331 Ste B-2
Freeport, FL 32439

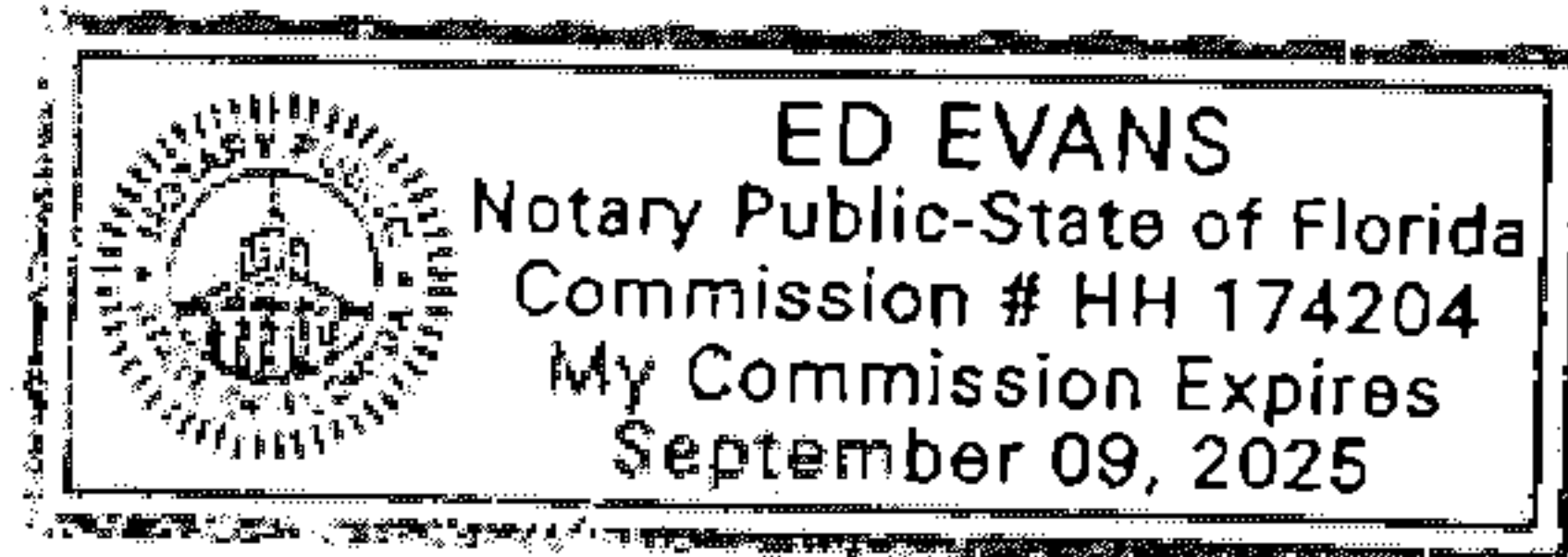
Attach Notary Acknowledgment

FLORIDA NOTARY ACKNOWLEDGEMENT (INDIVIDUAL)

STATE OF FLORIDA
COUNTY OF WALTON

The foregoing instrument was acknowledged before me by means of ☒ physical presence ☐
online notarization, this 15 day of November, 2023, by JAMES MONROE KEY III
(Name of Person Acknowledging).

(Seal)



Ed Evans
Signature of Notary Public

Ed Evans
Print, Type or Stamp Name of Notary

Personally Known: _____
OR Produced Identification: X

Type of Identification Produced: A Florida DL

Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
03/06/2024 10:08:23 AM
\$28.00 PAYGE
20240306000060690



Allie S. Bayl