

STATE OF ALABAMA)
COUNTY OF SHELBY)

SPECIFIC POWER OF ATTORNEY

KNOW ALL PERSONS BY THESE PRESENTS, that I, **Justin Shaw** , being of sound mind, do hereby nominate, constitute, and appoint **Alyson Dewberry** as my true and lawful attorney-in-fact to execute any and all necessary closing documents in conjunction with the purchase from **Jacob Robert Foltz and Rosalinda Gonzalez**, including the loan and mortgage with **United Wholesale Mortgage, LLC** its successors and assigns, (the "Lender"), for the property located in Shelby County, Alabama known as **149 Highway 200, Montevallo, AL 35115**, and more particularly described in Exhibit "A" attached hereto.

I grant and give unto my said Attorney-in-Fact the full power and authority to do and perform all acts necessary and proper to effectuate all or any part of the premises and to execute any and all documents or instruments necessary and usual to consummate the closing of said purchase and loan. This power of attorney shall include, but not be limited to, the authority to execute a note and mortgage on my behalf for the loan to Lender, the Closing Disclosure and addendums, title documents, and any other closing documents associated with the loan being made to **Alyson Dewberry and Justin Shaw** and the mortgage on the property in which I will also have an interest. My said Attorney-in-Fact shall have the power to endorse checks in my name and to disburse funds from the closing of said sale. I expressly covenant and agree to ratify and confirm whatsoever my said Attorney-in-Fact shall and may do on the premises by virtue of this Power of Attorney.

The rights, powers and authority of my said Attorney in Fact herein granted shall commence and be in full force and effect on the date of execution of this Instrument. The authority conferred herein shall not be affected by disability, incompetency, or incapacity of the said principal, and such rights, powers and authority shall remain in full force and effect thereafter until **August 31, 2024** Any action taken in good faith pursuant to the foregoing authority without actual knowledge of my death shall be binding upon me, my heirs, assigns and personal representatives.

This Power of Attorney is to be a Durable Power of Attorney as set forth under the Code of Alabama. The rights, powers and authority of my said Attorney-in-Fact herein granted shall

commence on the date of this instrument and the authority conferred herein shall not be affected by my disability, incompetency, or incapacity. All powers granted to the Attorney-in-Fact named hereinabove shall be exercisable by **Alyson Dewberry** notwithstanding my subsequent disability, incompetency or incapacity. Any action taken in good faith pursuant to the foregoing authority without actual knowledge of my death shall be binding upon me, my heirs, assigns and personal representatives.

IN WITNESS WHEREOF, Justin Shaw, as Principal, has signed this Specific Durable Power of Attorney this the 13th day of June, 2024.

Justin Shaw
Justin Shaw

STATE OF NC
COUNTY OF Catawba

I, the undersigned, a Notary Public in and for said State and County, hereby certify that **Justin Shaw**, 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 the instrument, he executed the same voluntarily on the day the same bears date.

GIVEN UNDER MY HAND AND SEAL on this the 13th day of June, 2024

(SEAL)

Kelly W Jones
Notary Public *Kelly W Jones*

This instrument prepared by:
The Law Offices of Jack R. Thompson, Jr., LLC
416 Yorkshire Drive
Birmingham, AL 35209

KELLY W. JONES
NOTARY PUBLIC
Catawba County, North Carolina
My Commission Expires May 19, 2027

EXHIBIT A

Lot 1, according to the Final Plat of Barnwood Estates, as recorded in Map Book 52, Page 49 in the Probate Office of Shelby County, Alabama.

The real property described above includes a 2022 Manufactured Home Model CMH 37SSR16723BH22 MH Serial# CS2028770TN



**Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
06/19/2024 08:04:44 AM
\$28.00 JOANN
20240619000183580**

Allie S. Bayl