

LIMITED POWER OF ATTORNEY

STATE OF ALABAMA

COUNTY OF SHELBY

Prepared by; Daniel Odrezin
3138 Cahaba Heights Rd, Suite 100B
Birmingham, AL 35243

WHEREAS, **Carley Rae Kuhns** has entered into a contract to sell the residence at **3161 Iris Drive, Hoover, AL 35244** to Grayson Henry Melick and Laura C. Melick for \$620,000.00, said residence being more particularly described as follows:

Lot 2140, according to the Survey of Flemming Farms Phase 2, as recorded in Map Book 50, Page 18 A&B, in the Probate Office of Shelby County, Alabama

WHEREAS, the undersigned, Carley Rae Kuhns will be unable to be present for the closing of the sale of the property;

WHEREAS, the undersigned as Principal, desires to appoint, **Matthew R. Kuhns**, as her Agent and Attorney-in-Fact for the specific and limited purpose to negotiate, execute, deliver, and close the sale of the described property;

NOW, THEREFORE, in consideration of the premises, the Principal hereby makes, constitutes, and appoints **Matthew R. Kuhns** as her Agent and Attorney-in-Fact and vests said Agent and Attorney-in-Fact with the full and complete power and authority to make, negotiate, execute and deliver, in the name of the Principal, any and all real estate closing documents required to close the sale of the above referenced real property and to affix the name of Principal to documents required to be executed.

This Power of Attorney shall not terminate on the disability or incompetence of the Principal, but the power of the Attorney-in-Fact herein designated shall continue to be exercisable by said Principal, **Carley Rae Kuhns**, notwithstanding any later disability or incompetence of the undersigned.

LIMITED POWER OF ATTORNEY

EXECUTED this the 12th day of November, 2024

Carley Kuhns
Carley Rae Kuhns

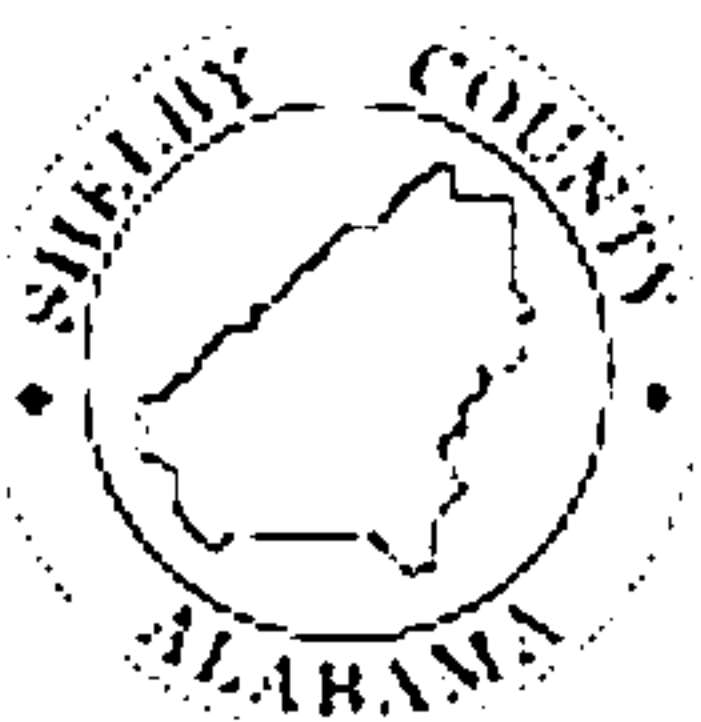
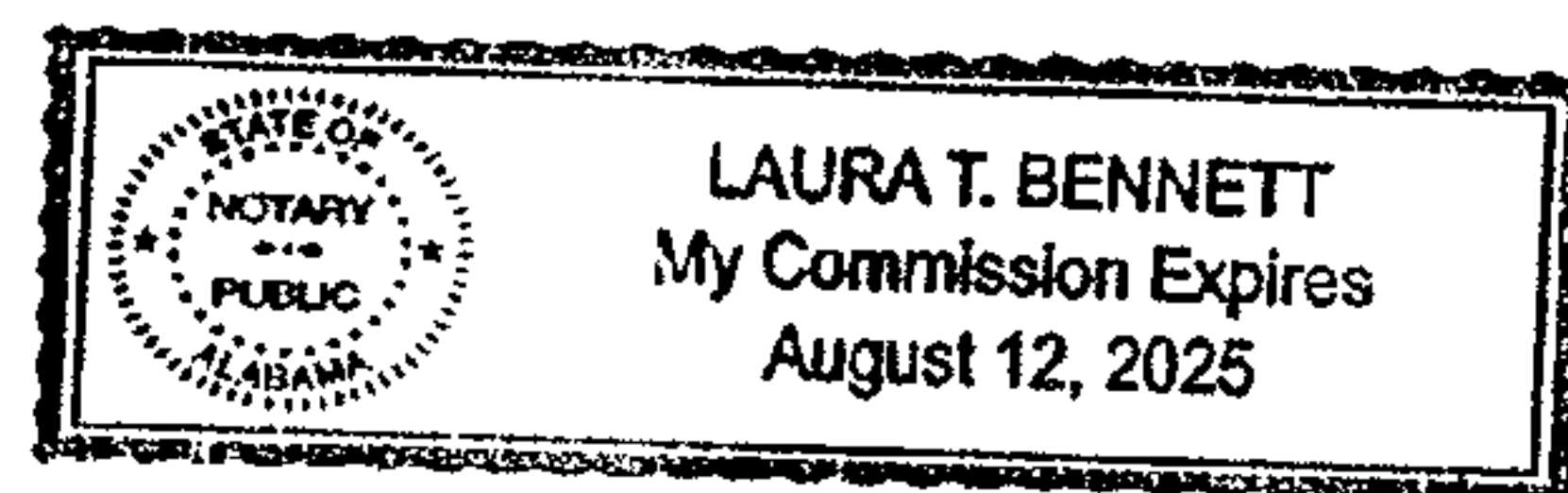
STATE OF Alabama
COUNTY OF Jefferson

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Carley Rae Kuhns, whose name is signed to the foregoing Limited Power of Attorney, and who is known to me, acknowledged before me on this day that, being informed of the contents of said Power of Attorney, he/she executed the same voluntarily on this the 12th day of November, 2024.

Given under my hand and official seal this the 12th day of November, 2024.

Laura T. Bennett
Notary Public

My commission expires: 8/12/2025



Filed and Recorded
Official Public Records
Judge of Probate, Shelby County Alabama, County
Clerk
Shelby County, AL
11/22/2024 03:23:12 PM
\$25.00 DANIEL
20241122000364040

Allie S. Bayl

